

APPENDIX

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APPENDIX A

MAPS (SEE SEPARATE APPENDIX DUE LARGE FILE SIZE)

1. Town Boundary
2. Zoning
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8. Water Service Areas
9. Wastewater Service Areas
10. Environmental Features
11. Sea Level Rise
12. Tax Ditches

APPENDIX B

SWOT ANALYSIS

Strengths

Weaknesses

Opportunities

Threats

STRENGTHS

Characteristics of the Town that give it an advantage.

1. Close to the beach
2. Major roadway
3. Growth of the Town
4. Real estate value & tax rate
5. New Town park (once it gets developed)
6. Low crime rate
7. Location – close to the beach yet far enough away to get some relief from seasonal congestion and provide affordable housing.
8. Commercial variety – large commercial stores, Giant, Weis, Petco, family owned businesses and small specialty shops all located within the Town.
9. Millville Medical Services, both current and future, and MVFD with EMS.
10. Size of the Town of Millville – small enough that local government is relevant and accessible.
11. Active volunteers
12. Lower rates of violent property crimes, safe neighborhoods and streets.
13. Successful public school.
14. Proximity to good quality health care.
15. Range of housing choices at reasonable price.
16. Low taxes
17. Close to beaches
18. Recreational opportunities/public parks/open space.
19. The Town park – specifically playgrounds, challenge course, community building, pickleball courts & pavilion (will be great for events)!
20. Ability for more annexation – there is land to the west & south that could annex into Town; however, there is a “tightrope walk” in not making Town too big.
21. The Town’s “small town charm” – we often hear from resident transplants how nice, quiet & quaint the Town is.
22. Close enough to beach, but not too close.
23. Low property tax – *very* attractive to potential buyers.
24. Low crime, cost-effective law enforcement/police coverage.
25. Friendly home town feel
26. Schools
27. Safe place to raise children/family
28. Location (including green space)
29. Events
30. Town staff
31. Gradual development
32. Location
33. Not over-populated
34. Current tax structure
35. Sussex County

36. Access to health care
37. Having money in the bank
38. 4 miles from beach, always looking for future annexation
39. Residents that are moving into our town are well educated, involved in politics, or have a lot of talent that could help the town
40. Millville will be getting a town park, starting sometime this year
41. Millville has its own town government, also its own building regulations, codes
42. Majority of town residents have water, sewage infrastructure availability
43. Beebe Emergency Room
44. Small town feel, very homey, friendly people, off main highway
45. Local fire department/Town Manager excellent, Mayor & Town Council very good
46. Close to beach, close to hospitals
47. Available land to enhance resident's lifestyles
48. Town is well run and seems to be in good financial condition
49. Own fire department
50. Close to beach
51. Beebe Medical Center is really needed to accommodate the growing population. Beebe will also attract additional specialty medical facilities which we currently lack in this area.
52. Millville has an excellent fire department and EMS.
53. Property taxes are low.
54. Close to the beaches.
55. Town has high standards/codes that keep property values up.
56. Variety of local businesses.

WEAKNESSES

Characteristics of the Town that place it at a disadvantage.

1. No transportation to the beach (trolley)
2. No Town “center” where people can meet and walk – need to drive everywhere
3. Lack of good restaurants and other retail services – no social or cultural amenities
4. Need better “entering/exiting” Millville town signs throughout town (no one knows where the borders are!). Maybe a public/business partnership would work.
5. Infrastructure improvements not keeping up with residential growth.
6. Town Elections. Too many years with no true elections due to number of candidates being equal to number of vacancies.
7. Small size of local government, results in only 2 or 3 people making decisions due to recusals citing conflicts of interest.
8. Location: being a main thoroughfare to Bethany Beach. Route 26 splitting the Town.
9. The Town will have a finite tax base when Developments are completed. It will be hard in the future to provide services without tax increases.
10. Character of the Town needs to be stronger and more evident to residents and non residents, especially along Route 26.
11. Summer traffic
12. No police department
13. No public works
14. We do not have a movie theater
15. Retail choices
16. No public works department – this will certainly come as a disadvantage once the park is up and running.
17. No “town center” with store fronts, but not much can be done at this point.
18. No “unifying center” – hopefully, the park’s community building will provide a place for community to come together for fun events/programs.
19. No beach shuttle service for public.
20. No sidewalks leading to park.
21. Size
22. Property crime
23. Shopping (mall) location
24. House maintenance
25. People from out of state
26. Congestion
27. Need for more Town sponsored services (police, public works, roads)
28. Changing to meet expectations of others
29. No police department but as population grows we have to look into it
30. We need more commercial building: stores, restaurants
31. Should look into a recreation department
32. More say about our boundaries with County
33. More power to remove unsightly sites
34. As the Town grows, we will need a police presence other than renting State Police

- 35. Buildings on Rt. 26 need a facelift
- 36. Should we consider help for Mr. Evans – part time/overtime/other
- 37. Need bus transportation to all communities
- 38. Summer traffic
- 39. Roads – heavy traffic in summer.
- 40. No town police department. With full time residents increasing a police force will be needed soon.
- 41. Internet/cable is not available in all communities. Mediacom is the WORST!

OPPORTUNITIES

Elements that the Town could use to its advantage.

1. Increase in housing/population
2. Workshops to attract new business
3. When the new park has been completed, it should be used for social/holiday events, festivals, etc.
4. When new businesses are approved, part of the approval process should include infrastructure improvements.
5. Small Town so could work more closely with Developers to incorporate Town vision and preservation goals. Consider adopting Developer Standards (similar to the Unified Development Code of New Castle County).
6. Increase in new residents broadens the skill sets available to the Town through use of committees and volunteerism.
7. Partnerships with neighboring Towns to enhance cultural resources preservation and other opportunities.
8. The new Town Park could provide opportunities for residents to come together as Millville residents vs. individual Development residents.
9. Since much of the Town is under development, there is an opportunity to “make a statement” on natural resource preservation. We could be the example other Towns follow!
10. Small town feeling
11. We should have more cultural arts center
12. Putting more annual events.
13. Public transportation.
14. Grants, state-funded (USDA federal Community Facilities Grant) – monitor for grants ranging from trees/plants to construction.
15. Beautification of Town park and/or Town Hall – Town Hall looks great in spring/summer with flowers, trees; should do the same with park.
16. More space for possible annexation.
17. Try and restart the farmers’ market (hopefully when park is up and running).
18. Maybe look into a central water/sewer system.
19. Park
20. Location in relationship to events/resort activities
21. Planning for future
22. Learning from others
23. Location
24. With Beebe coming down, jobs will open. Also more doctors in the area
25. More commercial businesses, more jobs, shopping, and dinner. Keeping money in town.
26. Municipal transportation or shuttle service to beach, shopping, doctors appointments, etc.
27. Low taxes
28. Keep a good working relationship with bordering towns
29. Open space
30. Clean up Rt. 26
31. Shuttle bus (from park to all of Millville) summer hot spots
32. New park sooner?
33. Monthly entertainment in new park

34. Park events: outdoor movie night, health fairs for seniors, street/block party, community yard sale, sporting competitions (similar to the Olympics), car show with oldies music, “meet your local merchants” event (only local businesses participate).
35. Festivals: BBQ competition, food festivals in conjunction with area restaurants, arts/crafts festivals in addition to our Holiday Market, beer/wine festivals, music festivals (bluegrass/jazz/oldies, etc.), festival geared to children.

THREATS

Elements that could cause trouble for the Town.

1. Additional traffic will necessitate more traffic signals on Route 26 (Windmill & Rt. 26).
2. Town rental policies? With the proximity to the each, bad rentals could be an issue.
3. Illegal dumping is starting and should be addressed before it gets out of hand.
4. New businesses need to be attracted in order to keep low tax rate.
5. Over Development could result with in high density housing areas and more housing units with little open space, which impact natural resources.
6. A small Town equals a small voice in issues facing the County and State.
7. Route 26 growth and development could overwhelm the desired “small Town heritage and character” as stated in the Comprehensive Plan goals.
8. As the Town grows the opportunities for crime, traffic, and wildlife issues increase.
9. A downturn in the economy resulting in Developers not completing planned communities.
10. Total number of jobs per capita
11. Changes in retailing, some existing shopping centers struggle.
12. Traffic flow on Rt. 26 as well as to park (including foot/walking/pedestrian traffic).
13. Too much growth – can lead to overcrowdedness.
14. While a police force sounds good on its face, it would cause a massive, drastic surge in increasing taxes.
15. Insufficient surveillance of park, no one to supervise park.
16. Crime – specifically with steady increase need for drugs.
17. Crime
18. Housing maintenance/abandoned homes/buildings
19. Over population
20. Drugs
21. Raising taxes and community services
22. Gridlock during summer season
23. Growing population – there will be more crime
24. Town has to look into hiring more employees in future
25. How does the town keep the roads clean
26. Big box retailers / traffic / crime
27. Expansion of Rt. 17
28. Apartment complex
29. Need full time police
30. Basketball courts
31. Many people during summer months
32. Work with Millville local businesses. Keep business license cost reasonable or those businesses that are located within the limits. There are also many business owners who have complained about signage limitations.

APPENDIX C

SURVEYS

1. Community Survey
2. Business Survey
3. Results

Town of Millville Comprehensive Plan Community Survey



The Town of Millville has experienced growth in both population and housing units since 2010, almost tripling its population and issuing over 850 residential building permits. A number of commercial retailers have also developed properties during this time period.

To better understand this growth, the Town of Millville is updating its Comprehensive Plan, which is an official statement about the Town's future that is used to direct future development decisions. It is required by State law and is certified by the Governor. This survey contains questions on a variety of issues related to the Town including land use, housing, transportation, utilities, town and community services, economic development, recreation, and other quality of life issues. As a resident, land owner, or visitor to the Town, **we need your opinion!** Your input is vital as we complete the Plan.

Please take a few minutes to respond to the following questions by August 15, 2018.

Citizen Profile					
1. My age is:	18-29	30-39	40-49	50-59	60+
2. I am currently retired:	Yes			No	
3. I am a permanent resident of Millville:	Yes			No	
a. I have been a permanent resident in Millville for:	0-5 Years	6-10 Years	10+ Years		
b. I would describe my residence as:	Single-Family	Townhouse	Duplex	Other	
<i>If you answered "yes" to question 3, please skip question 4 and 5.</i>					
4. I am a seasonal resident of Millville:	Yes			No	
a. I have been a seasonal resident in Millville for:	0-5 Years	6-10 Years	10+ Years		
b. I plan on becoming a permanent resident :	Yes			No	
c. When do you plan on becoming a permanent resident :	0-5 Years	6-10 Years	10+ Years		
5. I am a non-resident landowner in Millville:	Yes			No	
a. I have been a non-resident landowner in Millville for:	0-5 Years	6-10 Years	10+ Years		
b. I plan on developing my land in Millville:	Yes			No	
c. I plan on developing my land in:	0-5 Years	6-10 Years	10+ Years		
6. I work in the Town of Millville:	Yes			No	
Opinions on Growth and Land Use					
	Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
7. The Town should increase its growth area and population base:					
8. Development should be encouraged primarily within the current boundaries:					
9. The Town should seek to annex new areas of land adjacent to the current Town boundaries:					
10. Development should be balanced with protection of farmland and open space:					
11. Millville should annex gaps (enclaves) within the current Town boundary:					

Town of Millville Comprehensive Plan Community Survey



		Far Too Many	Slightly More than Enough	Enough	Slightly Less than Enough	Far Too Little
Housing						
12. How do you feel about the current amount of various housing types in Millville:						
a.	Apartments/Multi-Family					
b.	Townhouses					
c.	Single-Family Homes					
d.	Mixed-Use: Residential on top of Commercial					
Commercial and Industrial						
13. How do you feel about the current amount of various commercial and industrial types in Millville:						
a.	Single Detached Retail and Service Buildings					
b.	Multiple Attached Retail Service Buildings					
c.	Large Single Retail Chain Store					
d.	Shopping Complexes (multiple stores anchored by a large store)					
e.	Mixed commercial, business uses and office					
f.	Offices, research and development facilities					
g.	Building supply, contractor yards, equipment storage					
h.	Light Industrial Assembly					
i.	Storage units and warehouse					
Town Character						
17. The Town of Millville should be promoted as a:						
a.	Bedroom beach community:	Yes			No	
b.	A live-work community:	Yes			No	
c.	A retirement community:	Yes			No	
d.	Retail and economic hub:	Yes			No	
e.	Resort destination:	Yes			No	
f.	Other:					

Town of Millville Comprehensive Plan Community Survey



Transportation												
	Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree							
17.	There should be clearly definable sidewalk, trail and bike paths:											
18.	The pedestrian system should connect with existing and proposed developments:											
19.	The Town should work with neighboring municipalities to provide connection for pedestrian and bicyclist traffic:											
20.	There should be a form of seasonal bus or trolley service to the beach:											
Views on City Resources and Services												
						Highest			Lowest			
21.	The following services are currently not offered by the Town of Millville. Please rank the following services from highest priority (1) to lowest priority (10): <i>(circle one for each item)</i>											
a.	Town Library	1	2	3	4	5	6	7	8	9	10	
b.	Town Police Force	1	2	3	4	5	6	7	8	9	10	
c.	Town Trash Service	1	2	3	4	5	6	7	8	9	10	
d.	Public Park	1	2	3	4	5	6	7	8	9	10	
e.	Municipal Trails and Bikeways	1	2	3	4	5	6	7	8	9	10	
f.	Public Works Department and Facility	1	2	3	4	5	6	7	8	9	10	
g.	Building and Zoning Department	1	2	3	4	5	6	7	8	9	10	
h.	Municipal Parking	1	2	3	4	5	6	7	8	9	10	
i.	Parks and Recreation Department	1	2	3	4	5	6	7	8	9	10	
Utilities												
22.	My property is on central water and sewer:	Yes				No						
23.	My property is on a well and septic system:	Yes				No						
24.	I would like my property to be connected to central water and sewer:	Yes				No						

In the space below, please add any additional comments on issues of importance to you for Millville's future that should be considered in the development of the Millville Comprehensive Plan. If you need additional space, please continue your comments on the back of this sheet.

**THANK YOU
FOR YOUR PARTICIPATION IN PLANNING FOR THE FUTURE OF MILLVILLE, DE!**

Please return your completed survey to Millville Town Hall. If you are unable to drop it off, please feel free to mail it:

**Surveys
Town of Millville
36404 Club House Road
Millville, DE 19967**

If you have any questions, please feel free to contact Deborah Y. Botchie, Town Manager, at Town Hall – (302) 539-0449.

Survey results are strictly confidential and are only for the use of the Town and its consultants.

Town of Millville Comprehensive Plan

Business Survey



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Please take a few minutes to respond to the following questions by August 15, 2018.

General Information					
1. Name of business:					
2. Type of business:					
3. Address of business:					
4. Street fronting business:					
5. This business has been in operation at this location for:	0-5 Years	6-10 Years	10+ Years		
6. This business is currently leasing/renting this location:	Yes			No	
7. This business currently owns this location:	Yes			No	
8. Are you or the building owner anticipating any improvements to the building?	Yes			No	
a. If so, when?	0-5 Years	6-10 Years	10+ Years		
9. The owner of the business/owner-operator is a permanent resident of Millville:	Yes*			No	
10. This business employs the following number of people:	0-10	11-20	21-30	31-40	40+
11. My business is home-based:	Yes			No	
12. My business is based on serving the:					
a. Local population:	Yes			No	
b. Regional population:	Yes			No	
c. Tourism population:	Yes			No	
d. Internet population:	Yes			No	
e. Other:					

*Please also consider filling out a Community Survey, developed for Millville residents. A copy of the Community Survey can be found at Town Hall or online at <https://millville.delaware.gov/info/comprehensive-plan-update/>.

Town of Millville Comprehensive Plan Business Survey



	Very Satisfied	Satisfied	Neutral	Unsatisfied	Very Unsatisfied
Business Atmosphere					
14. How satisfied are you with doing business in Millville?					
15. How satisfied are you with the present location of your business?					
16. How satisfied are you with the Bethany-Fenwick Chamber of Commerce?					
I would be interested in a Millville Chamber of Commerce	Yes		No		
17. How satisfied are you with the Millville website?					
18. The Town website should provide the following:					
a. Tax payment fee online:	Yes		No		
b. Building permit payment online:	Yes		No		
c. Business Licenses fee payment online:	Yes		No		
d. Links to Town businesses:	Yes		No		
e. Other:					
Business Development					
19. There should be the following to help improve business:					
a. Seasonal bus or trolley service to bring people from the beach to the Town	Yes		No		
b. Pedestrian and biking paths connecting residential to commercial	Yes		No		
c. Pedestrian and biking paths connecting to neighboring municipalities	Yes		No		
d. Farmers' market	Yes		No		
e. Town festival	Yes		No		
f. Wayfinding signs indicating location of businesses	Yes		No		
g. Other:					
Town Character					
20. The Town of Millville should be promoted as a:					
a. Bedroom beach community	Yes		No		
b. A live-work community	Yes		No		
c. A retirement community	Yes		No		
d. Retail and economic hub	Yes		No		
e. Resort destination	Yes		No		
f. Other:					

Town of Millville Comprehensive Plan Business Survey



	Far Too Many	Slightly More than Enough	Enough	Slightly Less than Enough	Far Too Little
Commercial and Industrial					
21. How do you feel about the current amount of various commercial and industrial types in Millville:					
a. Locally-owned commercial					
b. Small-scale commercial					
c. Large-scale commercial					
d. Shopping complexes (multiple stores anchored by a large store)					
e. Mixed commercial, business uses, and office					
f. Offices, research and development facilities					
g. Building supply, contractor yards, equipment storage					
h. Light industrial assembly					
i. Storage units and warehouse					

Views on City Resources and Services											
										Highest	Lowest
22. The following services are currently not offered by the Town of Millville. Please rank the following services from highest priority (1) to lowest priority (10): <i>(circle one for each item)</i>											
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b. Town Police Force	1	2	3	4	5	6	7	8	9	10	
c. Town Trash Service	1	2	3	4	5	6	7	8	9	10	
d. Public Park	1	2	3	4	5	6	7	8	9	10	
e. Community Center	1	2	3	4	5	6	7	8	9	10	
f. Public Works Department and Facility	1	2	3	4	5	6	7	8	9	10	
g. Building and Zoning Department	1	2	3	4	5	6	7	8	9	10	
h. Municipal Parking	1	2	3	4	5	6	7	8	9	10	
i. Parks and Recreation Department	1	2	3	4	5	6	7	8	9	10	

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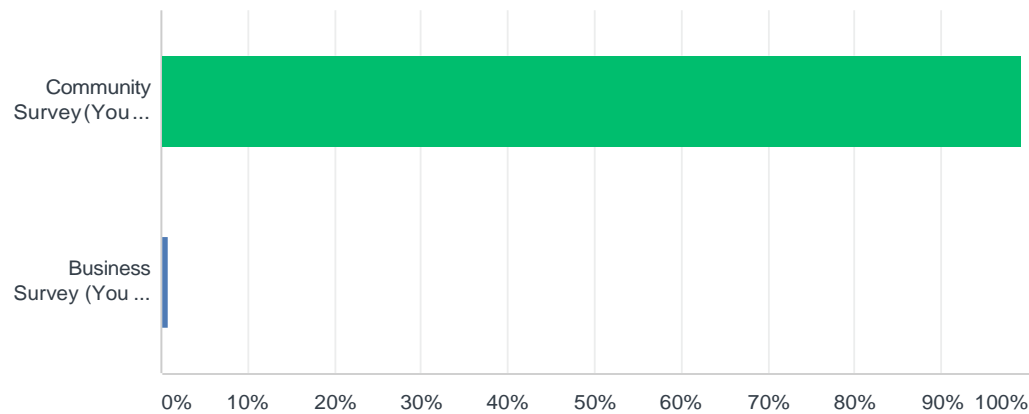
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Q1 Would you like to take the:

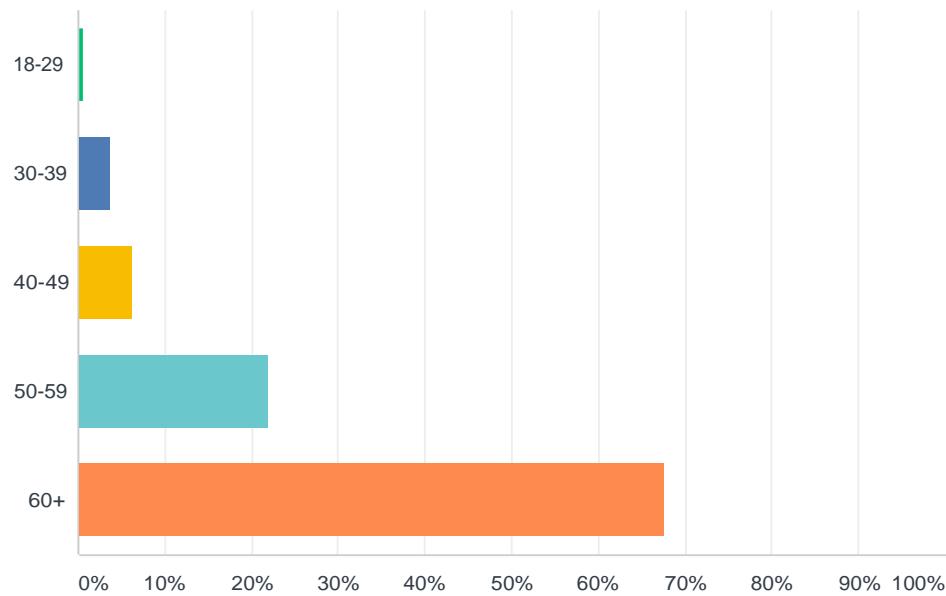
Answered: 456 Skipped: 2



ANSWER CHOICES	RESPONSES	
Community Survey (You are a Resident, Residential Property Owner, or Visitor)	99.12%	452
Business Survey (You are a Business Owner or Operator, Employee, or Commercial Property Owner)	0.88%	4
TOTAL		456

Q2 My age is:

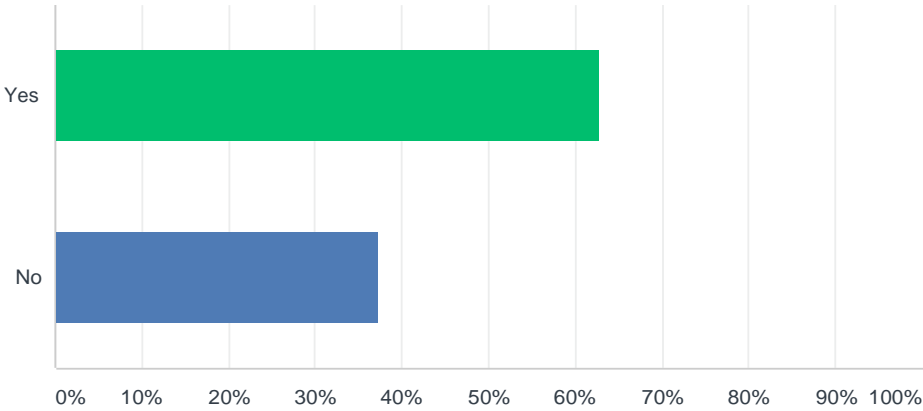
Answered: 434 Skipped: 24



ANSWER CHOICES	RESPONSES	
18-29	0.69%	3
30-39	3.69%	16
40-49	6.22%	27
50-59	21.89%	95
60+	67.51%	293
TOTAL		434

Q3 I am currently retired:

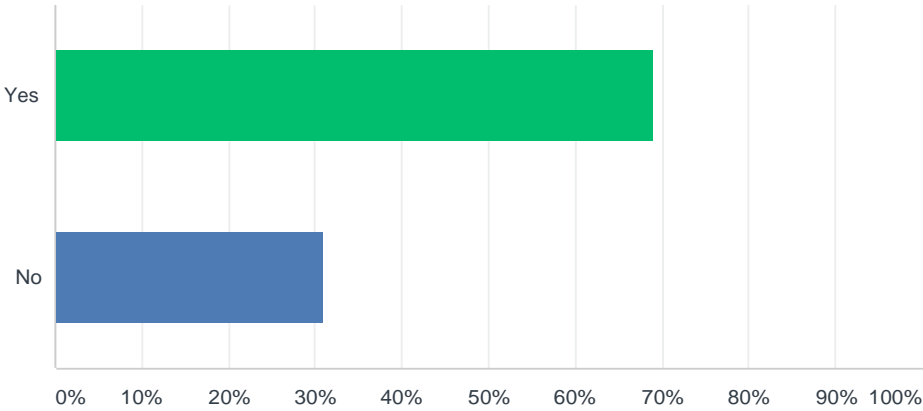
Answered: 434 Skipped: 24



ANSWER CHOICES		RESPONSES	
Yes		62.67%	272
No		37.33%	162
TOTAL			434

Q4 I am a permanent resident of Millville:

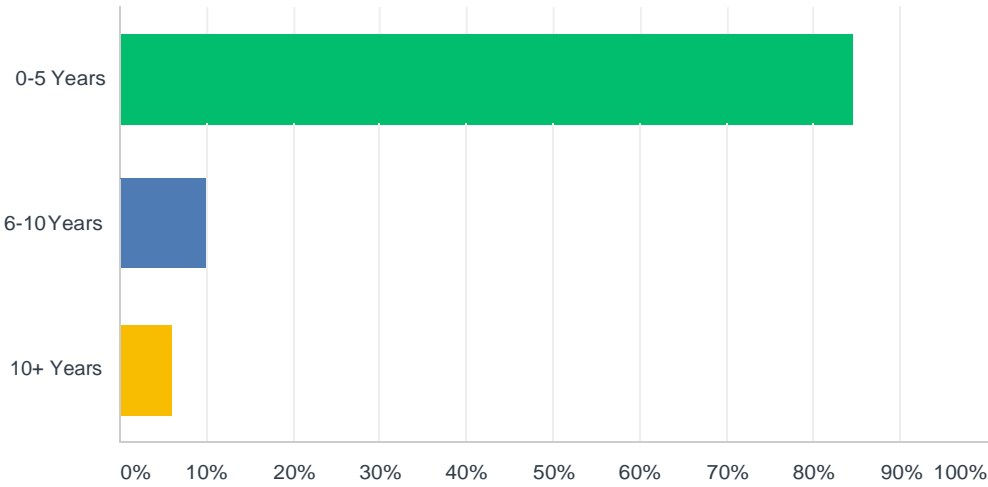
Answered: 433 Skipped: 25



ANSWER CHOICES		RESPONSES	
Yes		69.05%	299
No		30.95%	134
TOTAL			433

Q5 I have been a permanent resident in Millville for:

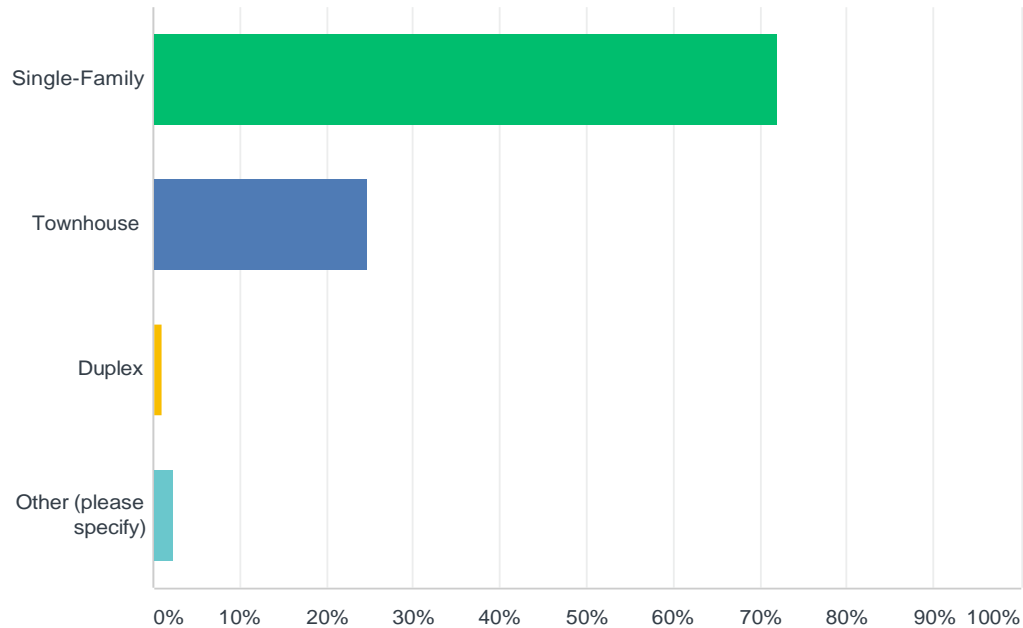
Answered: 299 Skipped: 159



ANSWER CHOICES	RESPONSES	
0-5 Years	84.62%	253
6-10 Years	9.36%	28
10+ Years	6.02%	18
TOTAL		299

Q6 I would describe my residence as:

Answered: 299 Skipped: 159

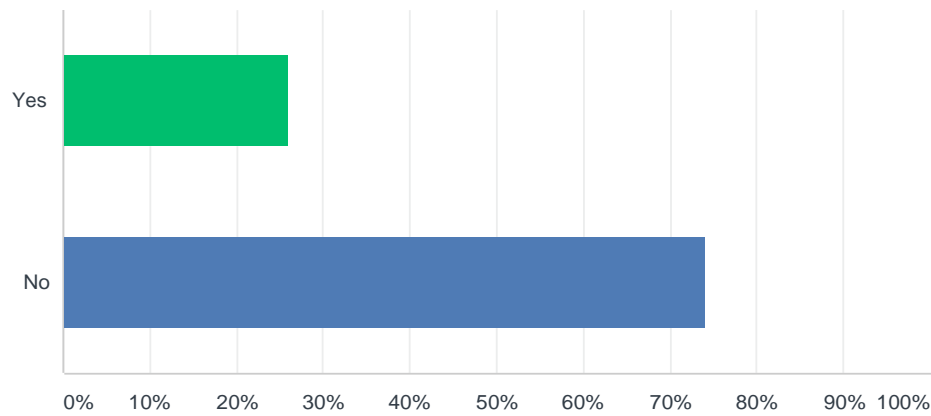


ANSWER CHOICES	RESPONSES
Single-Family	71.91% 215
Townhouse	24.75% 74
Duplex	1.00% 3
Other (please specify)	2.34% 7
TOTAL	299

#	OTHER (PLEASE SPECIFY)	DATE
1	Villa	8/12/2018 11:56 AM
2	Villa	7/2/2018 2:53 PM
3	Villa	6/11/2018 11:39 AM
4	Ocean villa	6/11/2018 9:52 AM
5	Beazer Beach Villa	6/11/2018 9:34 AM
6	Villa	6/11/2018 9:06 AM
7	condo/townhouse	5/5/2018 3:46 PM

Q7 I am a seasonal resident of Millville:

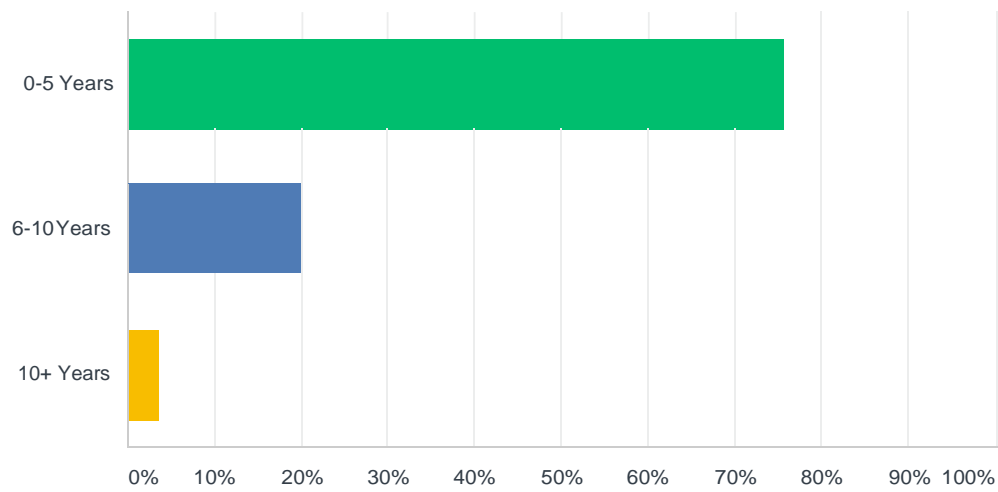
Answered: 431 Skipped: 27



ANSWER CHOICES		RESPONSES
Yes		25.99%112
No		74.01%319
TOTAL		431

Q8 I have been a seasonal resident in Millville for:

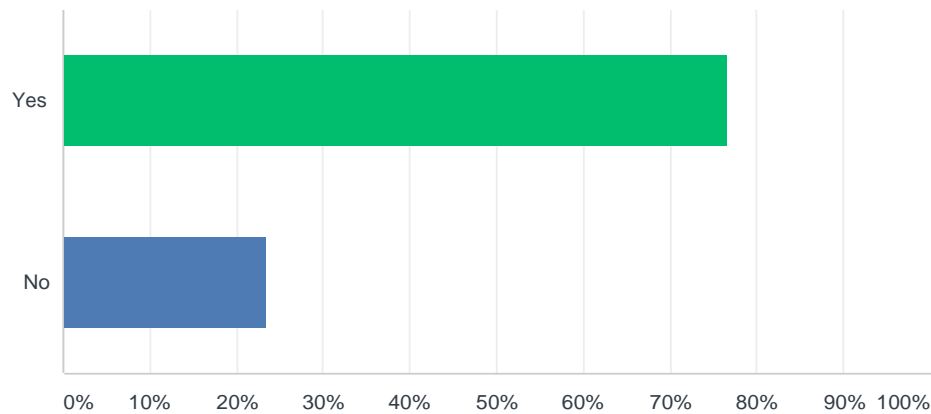
Answered: 111 Skipped: 347



ANSWER CHOICES	RESPONSES	
0-5 Years	75.68%	84
6-10 Years	20.72%	23
10+ Years	3.60%	4
TOTAL		111

Q9 I plan on becoming a permanent resident:

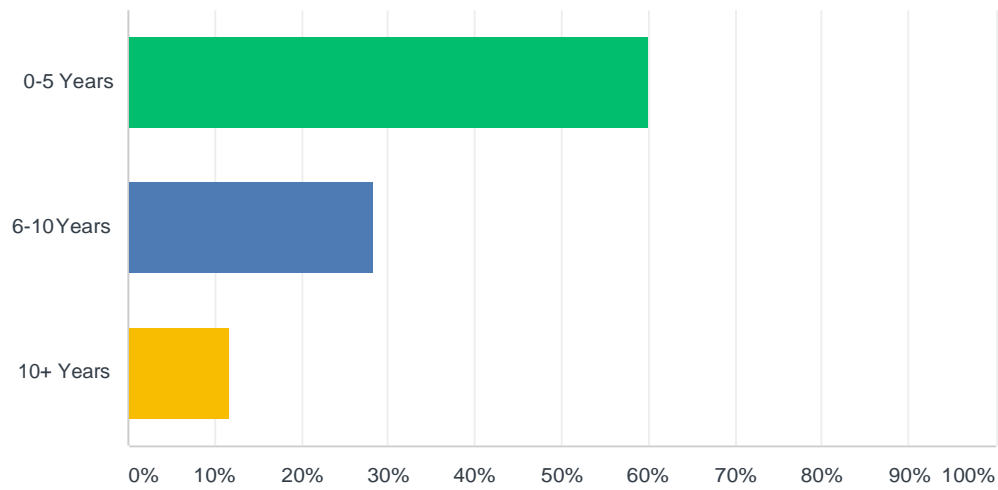
Answered: 111 Skipped: 347



ANSWER CHOICES		RESPONSES	
Yes		76.58%	85
No		23.42%	26
TOTAL			111

Q10 When do you plan on becoming a permanet resident?

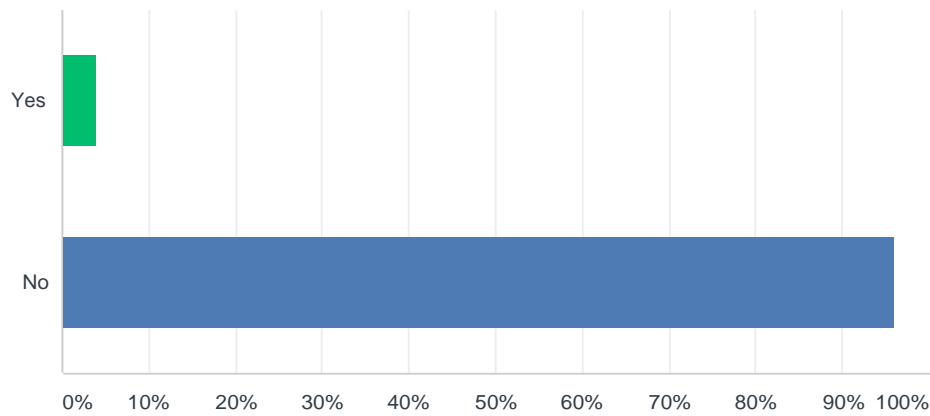
Answered: 85 Skipped: 373



ANSWER CHOICES		RESPONSES	
0-5 Years		60.00%	51
6-10 Years		28.24%	24
10+ Years		11.76%	10
TOTAL			85

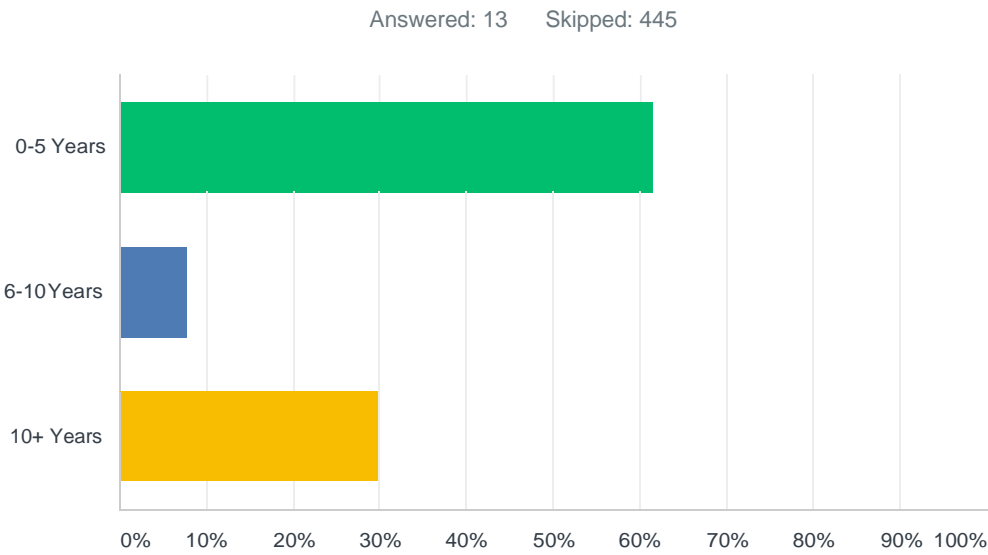
Q11 I am a non-resident landowner in Millville:

Answered: 319 Skipped: 139



ANSWER CHOICES		RESPONSES	
Yes		4.08%	13
No		95.92%	306
TOTAL			319

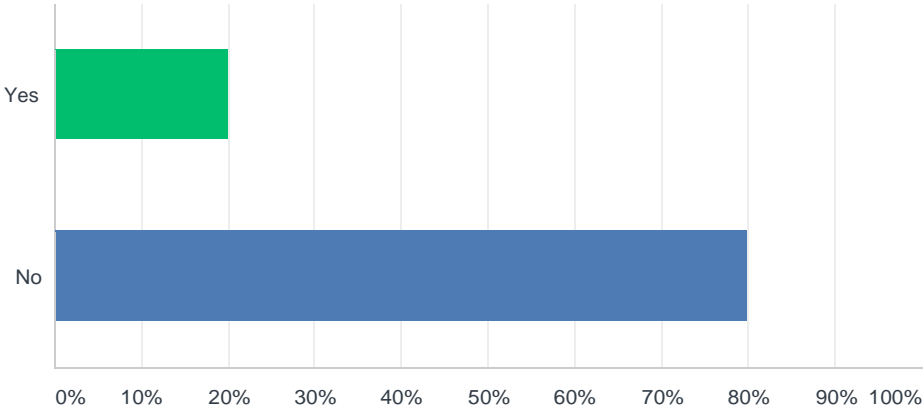
Q12 I have been a non-resident landowner in Millville for:



ANSWER CHOICES	RESPONSES	
0-5 Years	61.54%	8
6-10 Years	7.69%	1
10+ Years	30.77%	4
TOTAL		13

Q13 I plan on developing my land in Millville:

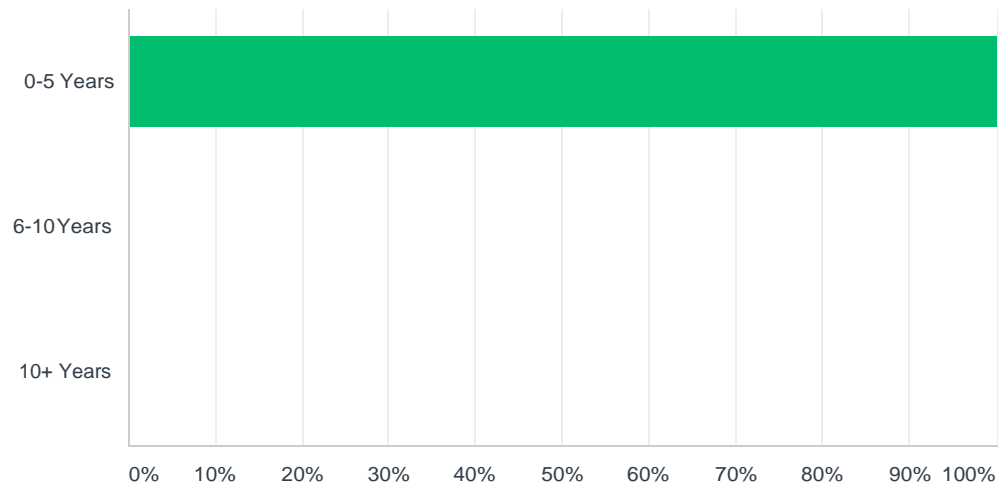
Answered: 10 Skipped: 448



ANSWER CHOICES		RESPONSES	
Yes		20.00%	2
No		80.00%	8
TOTAL			10

Q14 I plan on developing my land in:

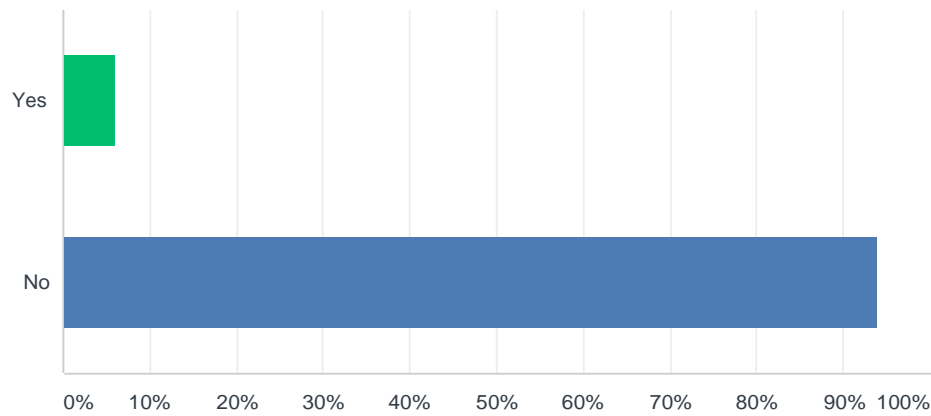
Answered: 2 Skipped: 456



ANSWER CHOICES	RESPONSES	
0-5 Years	100.00%	2
6-10 Years	0.00%	0
10+ Years	0.00%	0
TOTAL		2

Q15 I work in the Town of Millville:

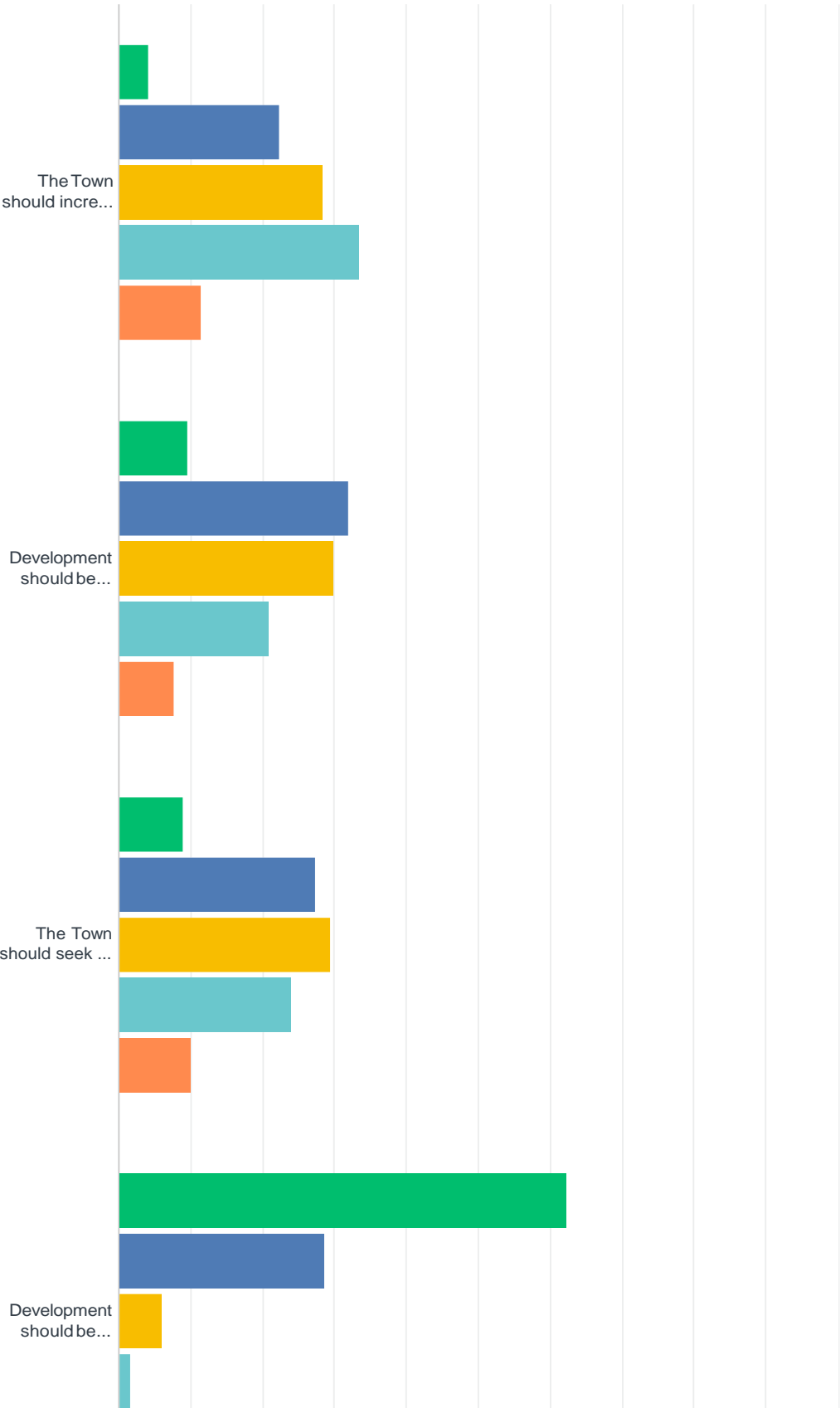
Answered: 424 Skipped: 34

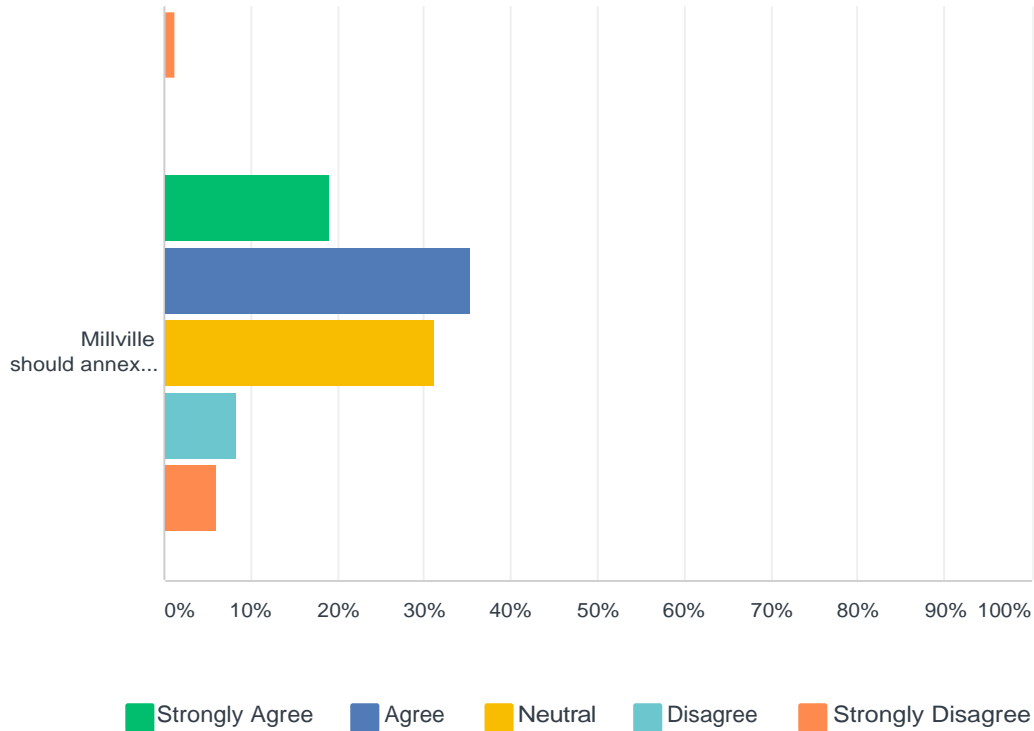


ANSWER CHOICES		RESPONSES	
Yes		6.13%	26
No		93.87%	398
TOTAL			424

Q16 Please choose one option for the following items:

Answered: 402 Skipped: 56

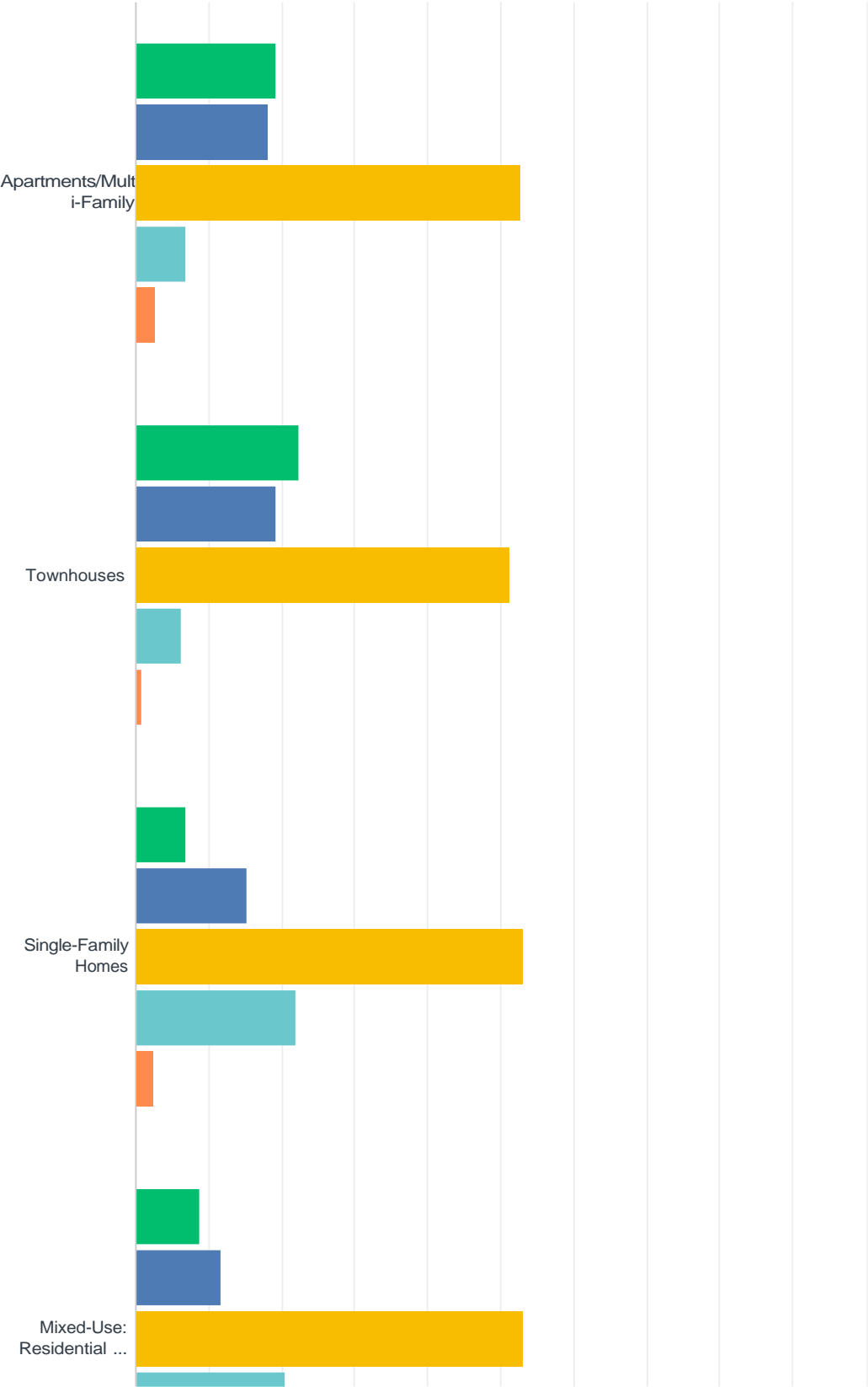


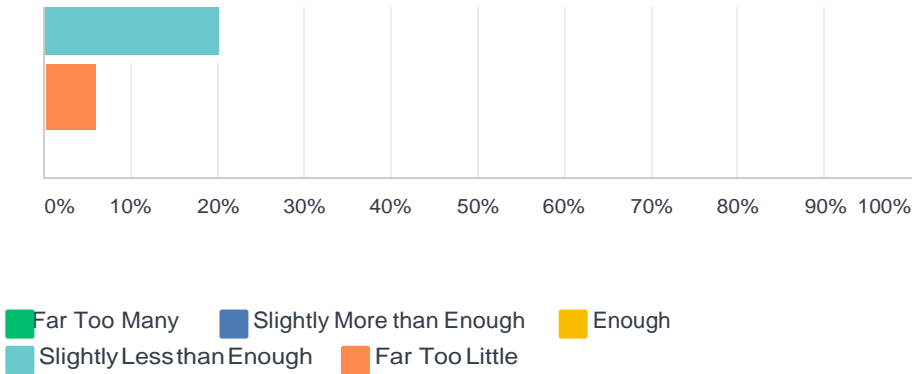


	STRONGLY AGREE	AGREE	NEUTRAL	DISAGREE	STRONGLY DISAGREE	TOTAL
The Town should increase its growth area and population base:	4.24% 17	22.44% 90	28.43% 114	33.42% 134	11.47% 46	401
Development should be encouraged primarily within the current boundaries:	9.55% 38	31.91% 127	29.90% 119	20.85% 83	7.79% 31	398
The Town should seek to annex new areas of land adjacent to the current Town boundaries:	9.05% 36	27.39% 109	29.40% 117	24.12% 96	10.05% 40	398
Development should be balanced with protection of farmland and open space:	62.25% 249	28.75% 115	6.00% 24	1.75% 7	1.25% 5	400
Millville should annex gaps (enclaves) within the current Town boundary:	18.99% 75	35.44% 140	31.14% 123	8.35% 33	6.08% 24	395

Q17 How do you feel about the current amount of various housingtypes in Millville?

Answered: 397 Skipped: 61

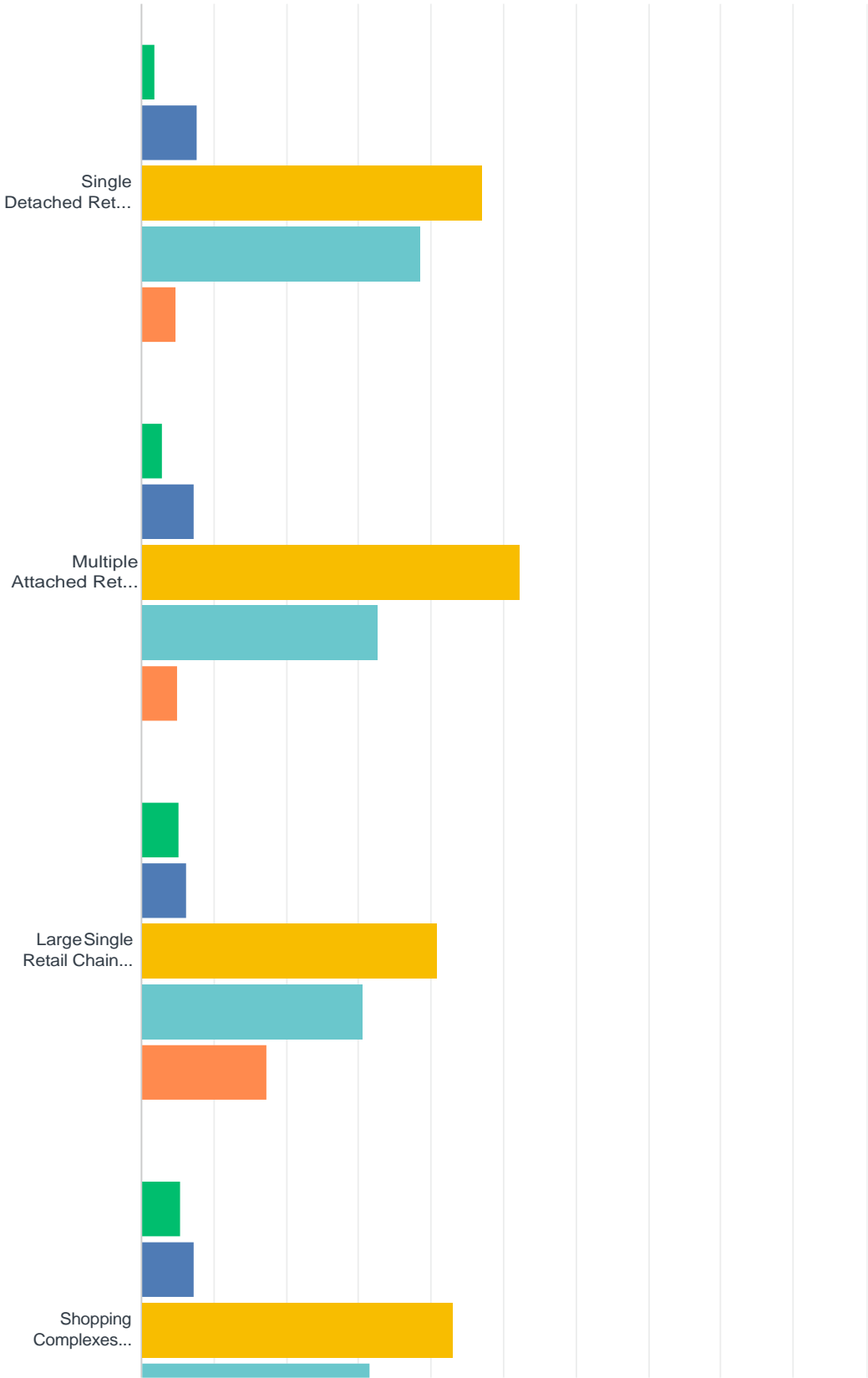


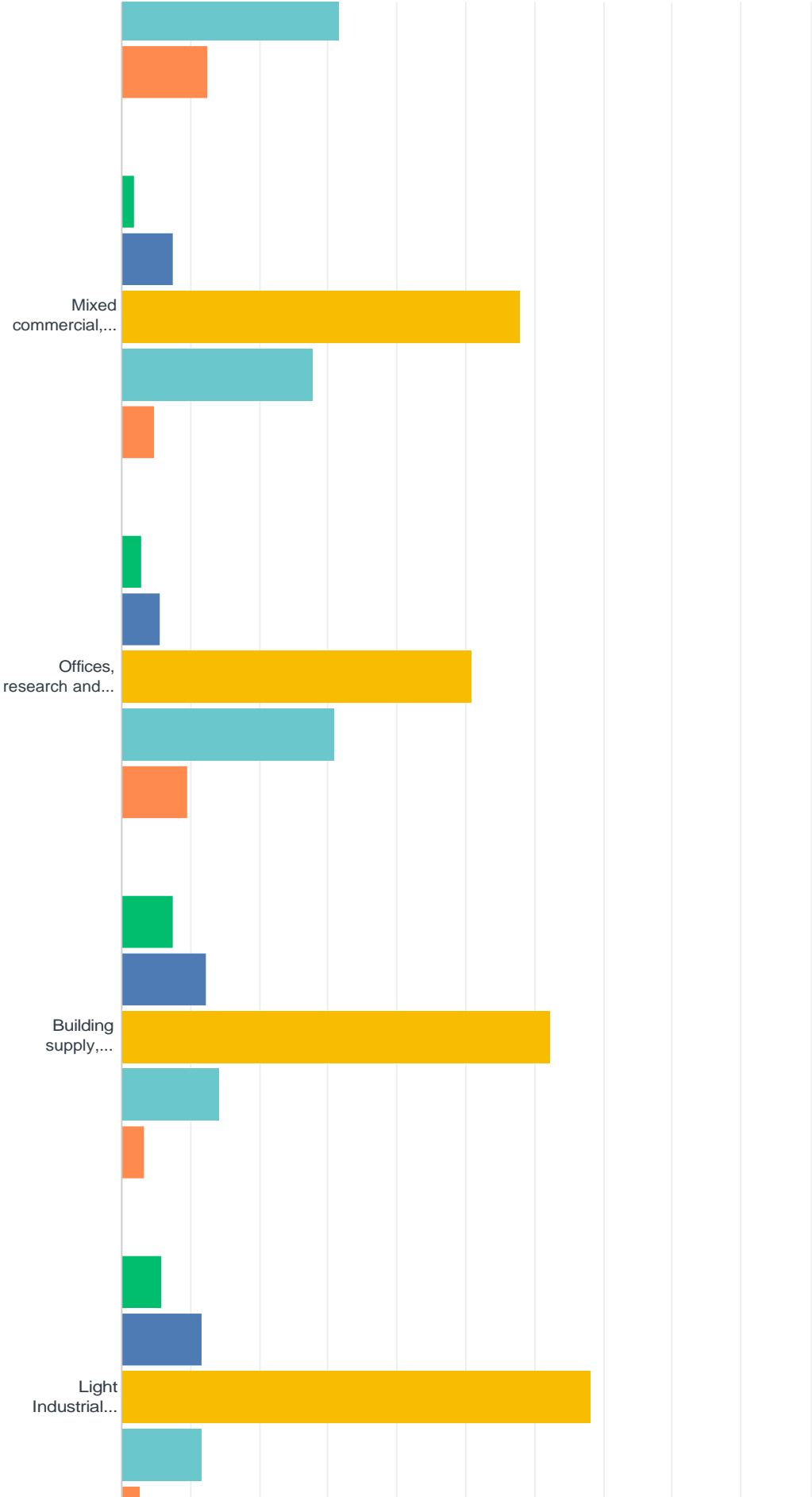


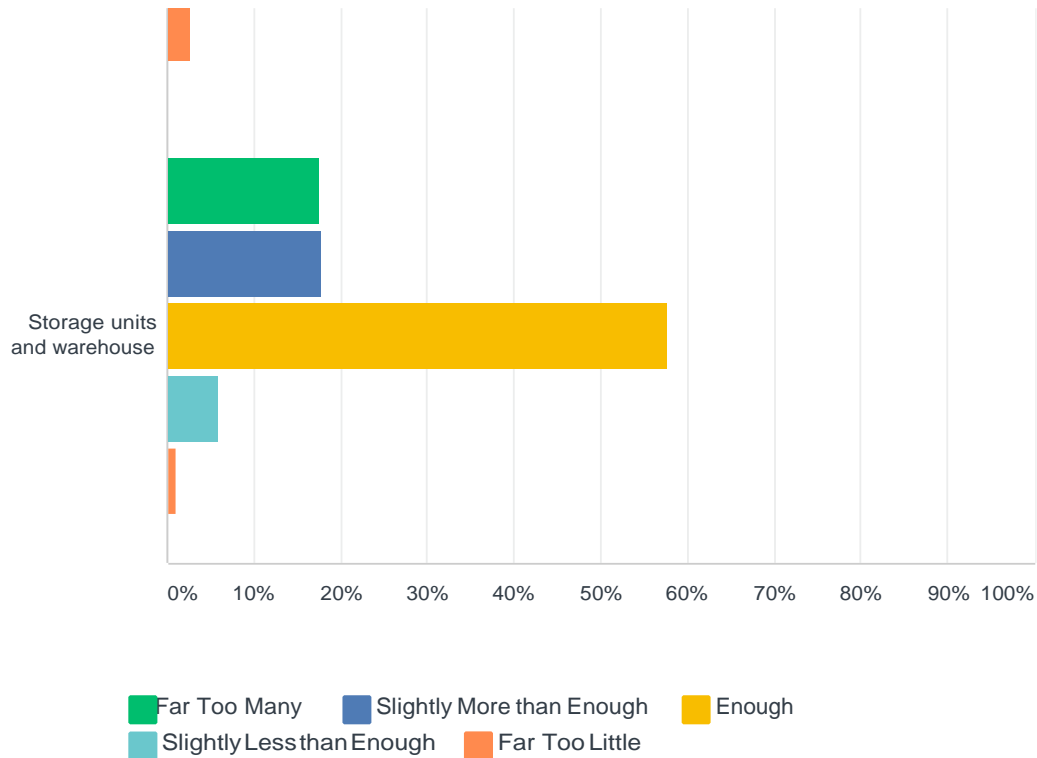
	FAR TOO MANY	SLIGHTLY MORE THAN ENOUGH	ENOUGH	SLIGHTLY LESS THAN ENOUGH	FAR TOO LITTLE	TOTAL
Apartments/Multi-Family	19.23% 75	18.21% 71	52.82% 206	6.92% 27	2.82% 11	390
Townhouses	22.45% 86	19.32% 74	51.17% 196	6.27% 24	0.78% 3	383
Single-Family Homes	6.98% 27	15.25% 59	53.23% 206	21.96% 85	2.58% 10	387
Mixed-Use: Residential on top of Commercial	8.72% 34	11.79% 46	53.08% 207	20.51% 80	5.90% 23	390

Q18 How do you feel about the current amount of various commercial and industrial types in Millville:

Answered: 389 Skipped: 69



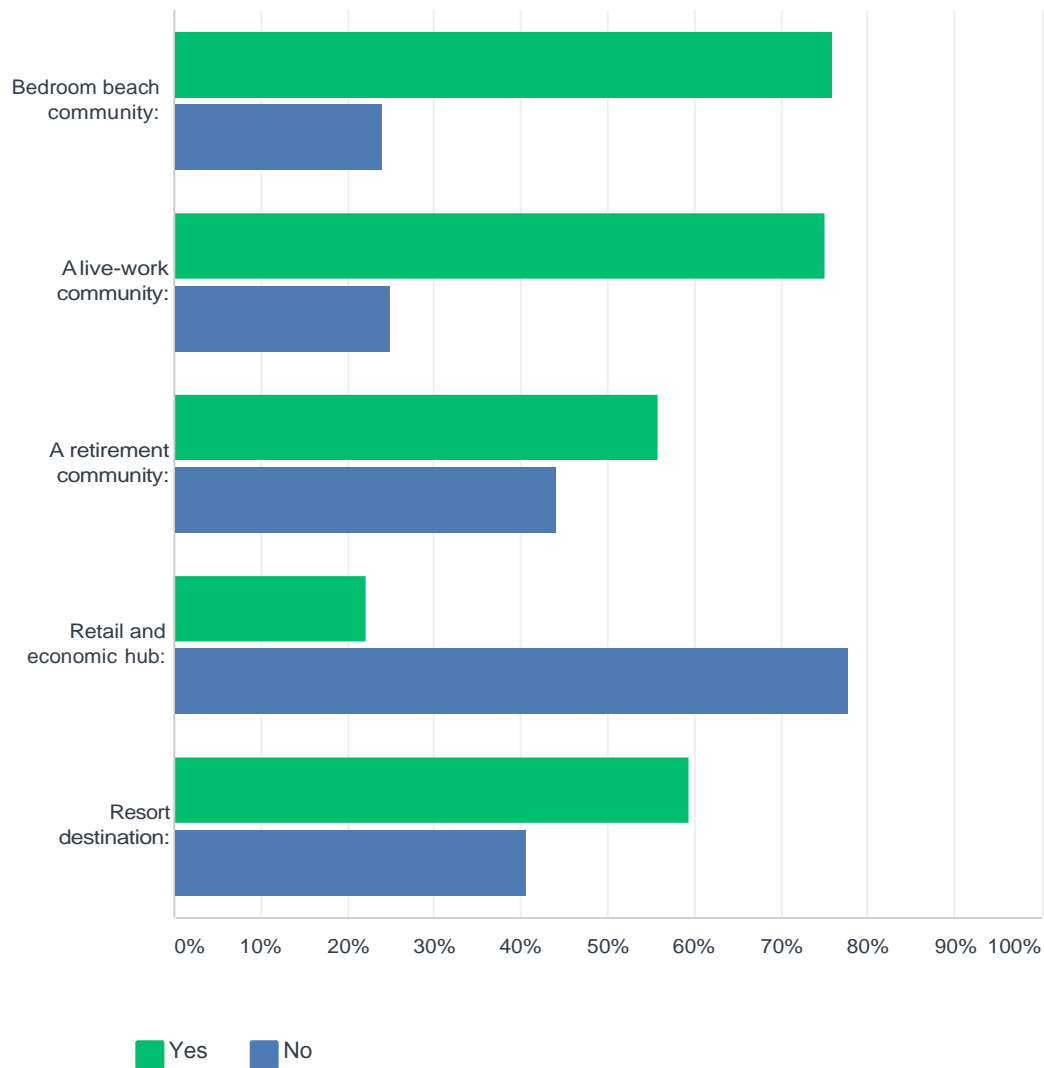




	FAR TOO MANY	SLIGHTLY MORE THAN ENOUGH	ENOUGH	SLIGHTLY LESS THAN ENOUGH	FAR TOO LITTLE	TOTAL
Single Detached Retail and Service Buildings	1.81% 7	7.75% 30	47.03% 182	38.50% 149	4.91% 19	387
Multiple Attached Retail Service Buildings	2.85% 11	7.25% 28	52.33% 202	32.64% 126	4.92% 19	386
Large Single Retail Chain Store	5.17% 20	6.20% 24	40.83% 158	30.49% 118	17.31% 67	387
Shopping Complexes (multiple stores anchored by a large store)	5.45% 21	7.27% 28	43.12% 166	31.69% 122	12.47% 48	385
Mixed commercial, business uses and office	1.80% 7	7.47% 29	57.99% 225	27.84% 108	4.90% 19	388
Offices, research and development facilities	2.86% 11	5.73% 22	50.78% 195	30.99% 119	9.64% 37	384
Building supply, contractor yards, equipment storage	7.51% 29	12.44% 48	62.44% 241	14.25% 55	3.37% 13	386
Light Industrial Assembly	5.82% 22	11.64% 44	68.25% 258	11.64% 44	2.65% 10	378
Storage units and warehouse	17.48% 68	17.74% 69	57.84% 225	5.91% 23	1.03% 4	389

Q19 The Town of Millville should be promoted as a:

Answered: 391 Skipped: 67



	YES	NO	TOTAL
Bedroom beach community:	76.04% 292	23.96% 92	384
A live-work community:	75.07% 277	24.93% 92	369
A retirement community:	55.82% 211	44.18% 167	378
Retail and economic hub:	22.22% 82	77.78% 287	369
Resort destination:	59.42% 224	40.58% 153	377

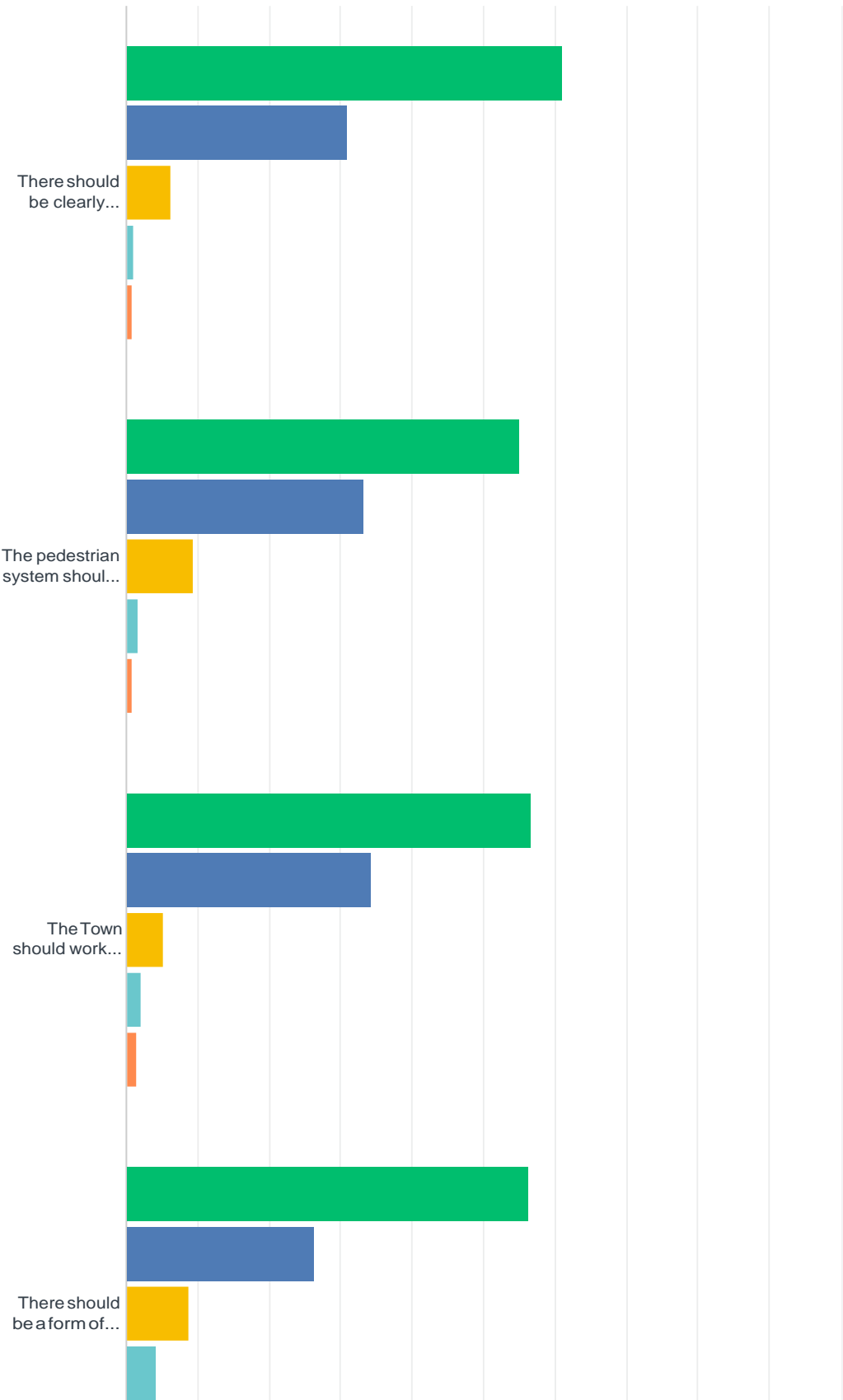
#	OTHER (PLEASE SPECIFY)	DATE
1	Hometown feel, secret getaway, relaxing destination	8/16/2018 1:16 PM
2	Public indoor pool	8/15/2018 7:57 PM

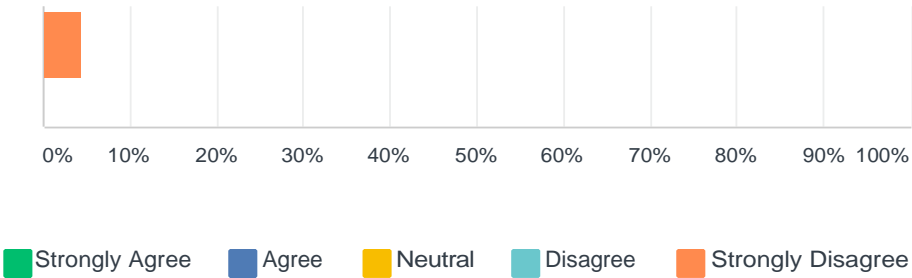
3	Good shopping	8/15/2018 7:43 PM
4	Farming community	8/13/2018 4:57 PM
5	Definitely not a retirement community.	8/7/2018 2:15 PM
6	More houses/townhouse does not mean more residents. This will mean more rentals. Which brings more people who do not care about our community or Delaware. They leave behind crime (car accidents with cars and people always go up in the summer), litter, distruction and frustrated residents. This only disrupts our community and makes people move which then creates an opening for another rental or tear down for a townhouse and the cycle continues. Right now Bethany (OV, Millville) is a quiet, kind, calm with beautiful landscapes and nature. In the past 11 years I've personally seen all the changes and watched things worsen. Maybe all the changes aren't obvious but we are headed towards becoming a NJ, MD or VA and that's not what Delaware is about. DE is a hidden gem that still has friendly-polite-courtiuous people. Visitors talk about cars accually letting them merge or turn in front of them! Please slow the progress and preserve DE.	8/5/2018 8:40 AM
7	Mixed community not too far from the beach	8/4/2018 9:32 AM
8	Would like it to be a quaint, somewhat quiet, relaxing place. Would not like it to turn into a Bethany Beach. Love that when we come home to Millville, though we're 4 miles from the beach, it feels like we're hours away because it's quiet and relaxing!	8/3/2018 1:58 PM
9	W	7/21/2018 7:55 AM
10	There is a general lack of accessible services/retail for families.	7/21/2018 5:34 AM
11	More grOcery stores and gas stations are needed(especially food stores)	7/20/2018 4:52 PM
12	I'd love to see at least one silicone valley-esque business/campus somewhere in the area to attract some more young people to the area and provide more job opportunities outside of the fields of education, healthcare and tourism.	6/19/2018 3:40 PM
13	I think the town is missing out an opportunity to create a unique town center retail/housing development. Many towns outside of major urban areas are creating these city centers that have condos, retail, and dining. I think Millville would be a perfect area for this type of development - land is cheaper than closer to the beach, close enough to the beach to attract homeowners, and traffic volume is lower outside of Coastal.	6/18/2018 5:44 PM
14	How about what it is right now? A QUIET family oriented low crime area with a focus on American values and life style providing good education and safety for its' residents.	6/16/2018 7:23 AM
15	Need to increase roads (Rt 26 for increase in development that is already here)	6/15/2018 8:56 AM
16	Small, Quiet, Laid Back, Hometown Community	6/14/2018 11:15 PM
17	Attract a multi generational mix of residents and have diversity to attract new residents	6/11/2018 5:45 PM
18	Need regular retail stores so we don't have to travel 30-40 minutes to have normal shopping that isn't just for tourists. Getting overdeveloped for neighborhoods that take away from the resort lifestyle, and increased the traffic jam ups. Too much land is being developed that is taking from wildlife. A better balance needs put in place.	6/11/2018 2:35 PM
19	Should be a destination, as discussed when Millville by the Sea was first envisioned	6/11/2018 9:24 AM
20	please do not over develop. Over development will tax the roads, power grid, water supply, etc. and the infrastructure will degrade	6/11/2018 9:11 AM
21	A good mix would be 50% retirement, 25% live-work and 25% bedroom beach, This would promote a very active mix of citizens with a wider variety of interests.	6/9/2018 1:52 PM
22	A community that supplies all the needs of our visitors. Nightly entertainment, great dinning reliable and dependable babysitters as needed. Fun places for all the family to go. Provide transportation to beach, day & night for movie night and bandstand entertainment (either Bethany or Freeman Stage. Like park and ride. Invite Uber in to get drunks home and off streets.	6/9/2018 12:59 AM
23	I oppose any development that would promote or encourage rental property living space.	6/5/2018 11:21 PM
24	Not too touristy, not too pricey, but fun and relaxing and pretty.	5/25/2018 7:15 PM
25	We need to preserve the residential/agricultural mix of the community. I located here for the lack of development; I don't want to see that spoiled. (And, BTW, I bought existing and not new housing.)	5/25/2018 7:46 AM

26	How about considering this for a town mission: "Millville: A quiet, peaceful, stable small town with open space, and environmental sustainability" We control floodplains and sustain the natural beauty of the area - because we did not cut down most of the trees, and we understand the importance of being forward thinking enough to consider flood control (since we are located very near large bodies of water) and clean air; WE ARE NOT trying to be a loud and paved over town/city like Ocean View, Bethany Beach, Ocean City or Baltimore, where the quiet and peacefulness is wiped away by the greed and need for economic development"??	5/19/2018 9:53 AM
27	If promoting Millville means trying to draw in more people, then I'm not in favor of promoting it at all. Let's keep it small.	5/18/2018 10:45 AM
28	Quiet, family-friendly town (once the park is built and assuming Millville will keep a lot of open space/farm land and not over build.	5/7/2018 8:46 PM
29	A town with a small town atmosphere and single family homes ..where neighbors know each other. Not as a bedroom weekend community overwhelming the town on weekends and in the summer.	5/7/2018 12:23 PM
30	We should make sure we are different from the other Delaware destinations. We also don't want to grow too big like Rehoboth or Dewy Beaches. It should follow the characteristics of Bethany.	5/6/2018 12:57 PM
31	primarily a live in year round area for retirees with medical, social, religious, and recreational facilities with like minded people in retirement status.	5/5/2018 3:51 PM
32	I want smart growth. We do not have the roads (rt 26) to support all these new ugly housing developments. Please do not add more cheap condos like in Bethany Bay. Millville should remain a nice safe place to raise a family or retire. Overbuilding is being done in ocean view and Millville. I don't want anothe Ocean City.	5/2/2018 4:18 AM
33	Definitely not a retirement community	5/1/2018 9:01 PM

Q20 Please choose one option for the following items:

Answered: 387 Skipped: 71

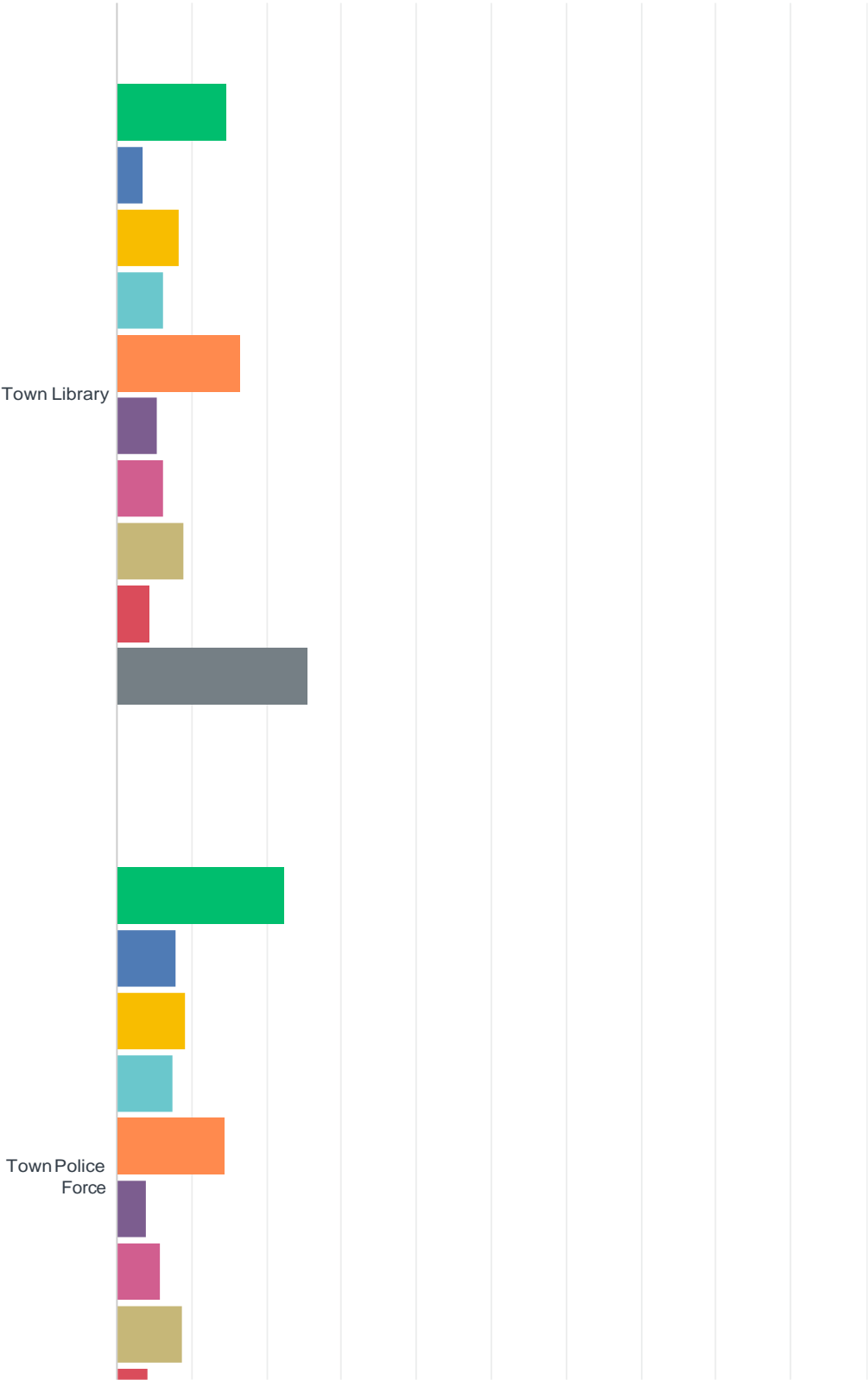


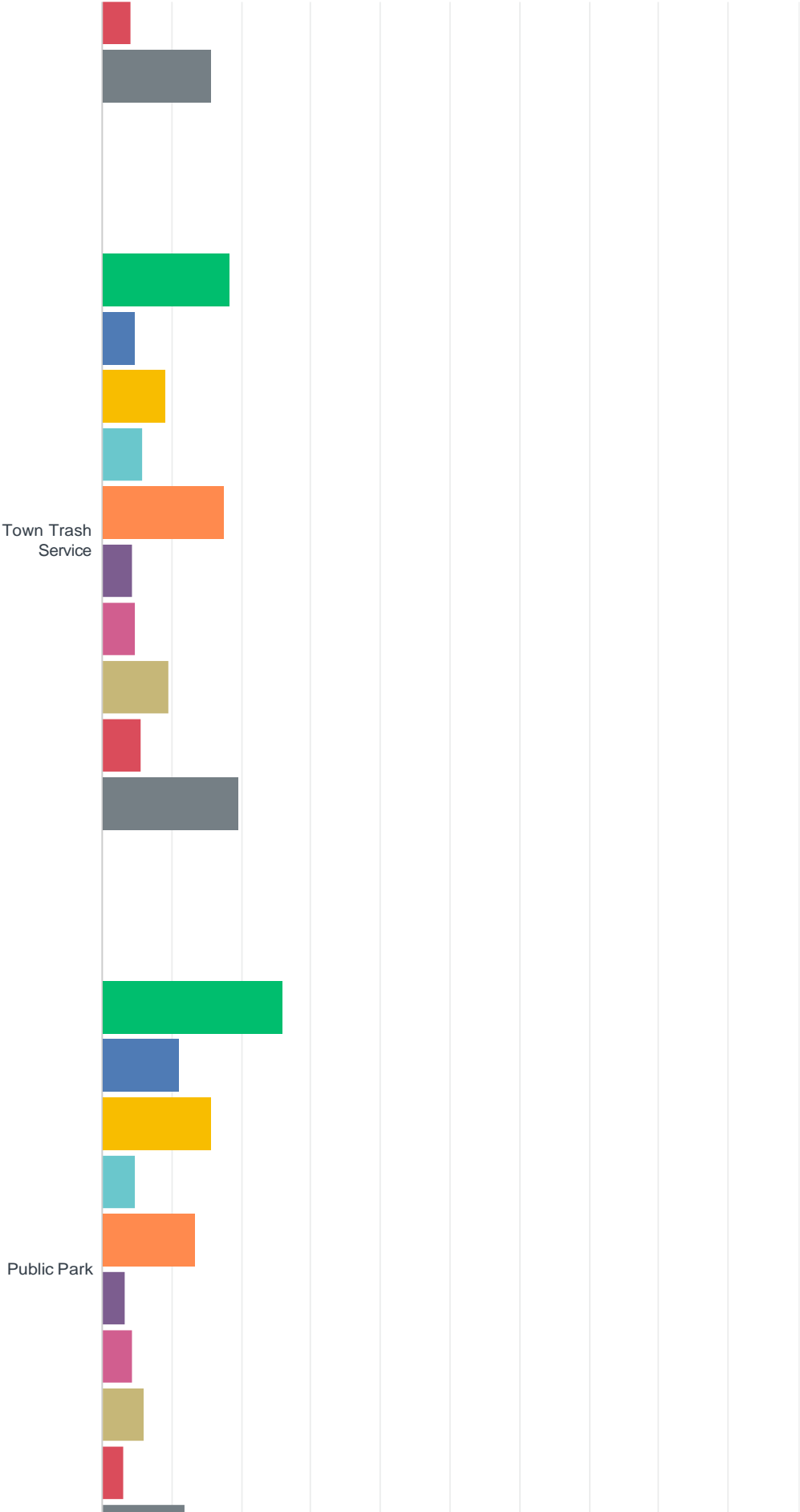


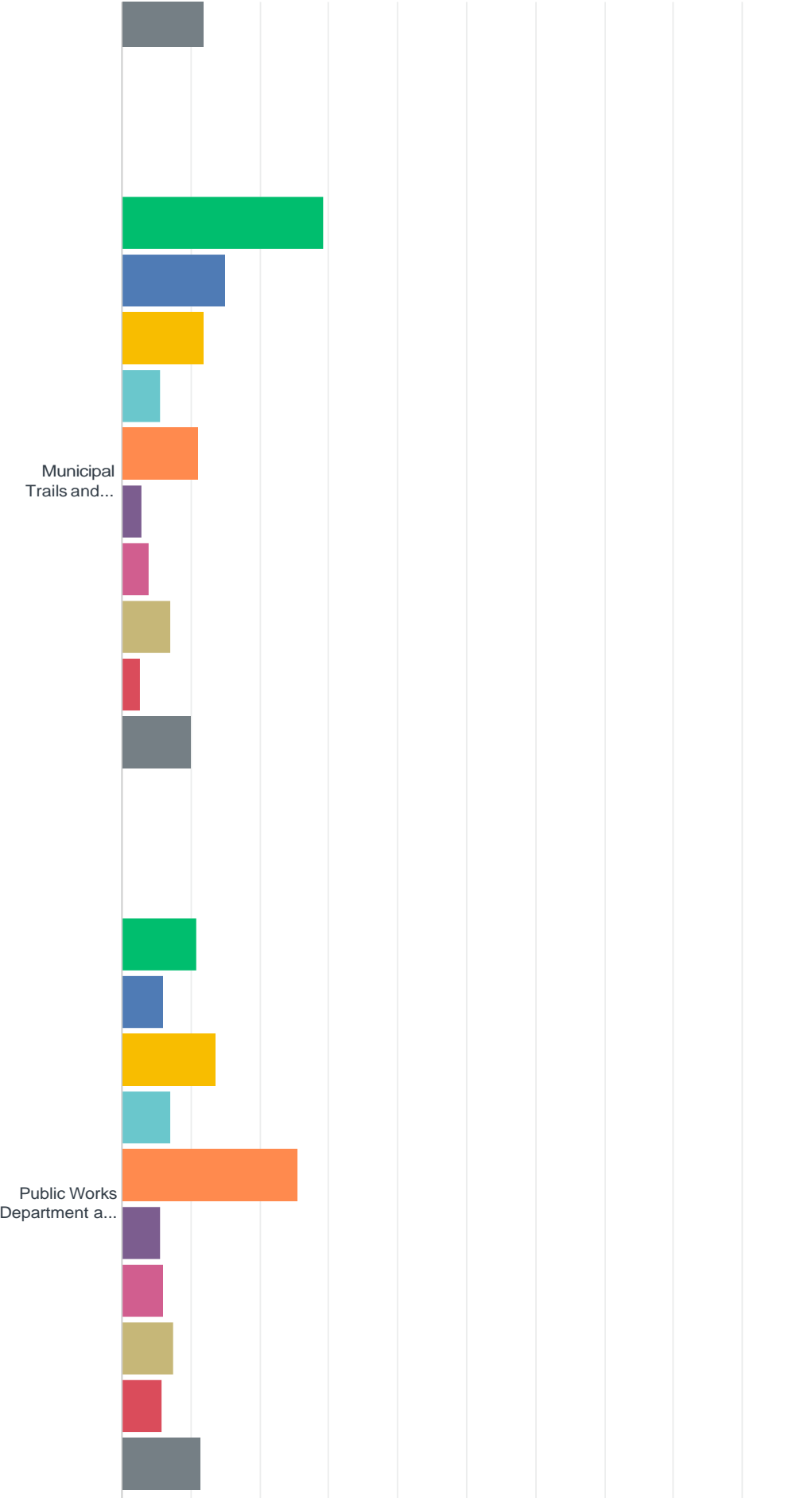
	STRONGLY AGREE	AGREE	NEUTRAL	DISAGREE	STRONGLY DISAGREE	TOTAL
There should be clearly definable sidewalk, trail and bike paths:	61.04% 235	30.91% 119	6.23% 24	1.04% 4	0.78% 3	385
The pedestrian system should connect with existing and proposed developments:	54.97% 210	33.25% 127	9.42% 36	1.57% 6	0.79% 3	382
The Town should work with neighboring municipalities to provide connection for pedestrian and bicyclist traffic:	56.77% 218	34.38% 132	5.21% 20	2.08% 8	1.56% 6	384
There should be a form of seasonal bus or trolley service to the beach:	56.22% 217	26.42% 102	8.81% 34	4.15% 16	4.40% 17	386

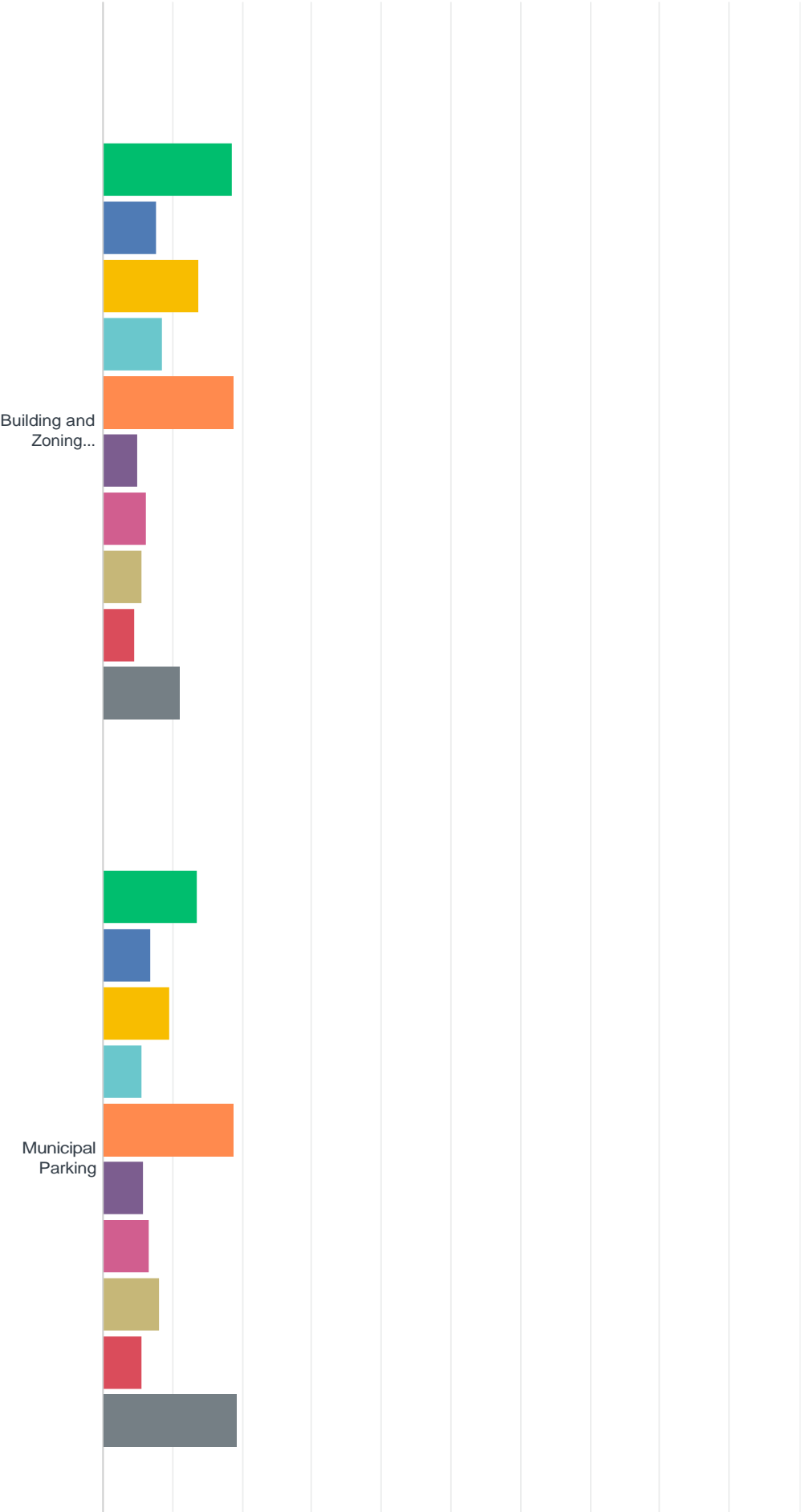
Q21 The following services are currently not offered by the Town of Millville. Please rank the following services from highest priority (1) to lowest priority (10):

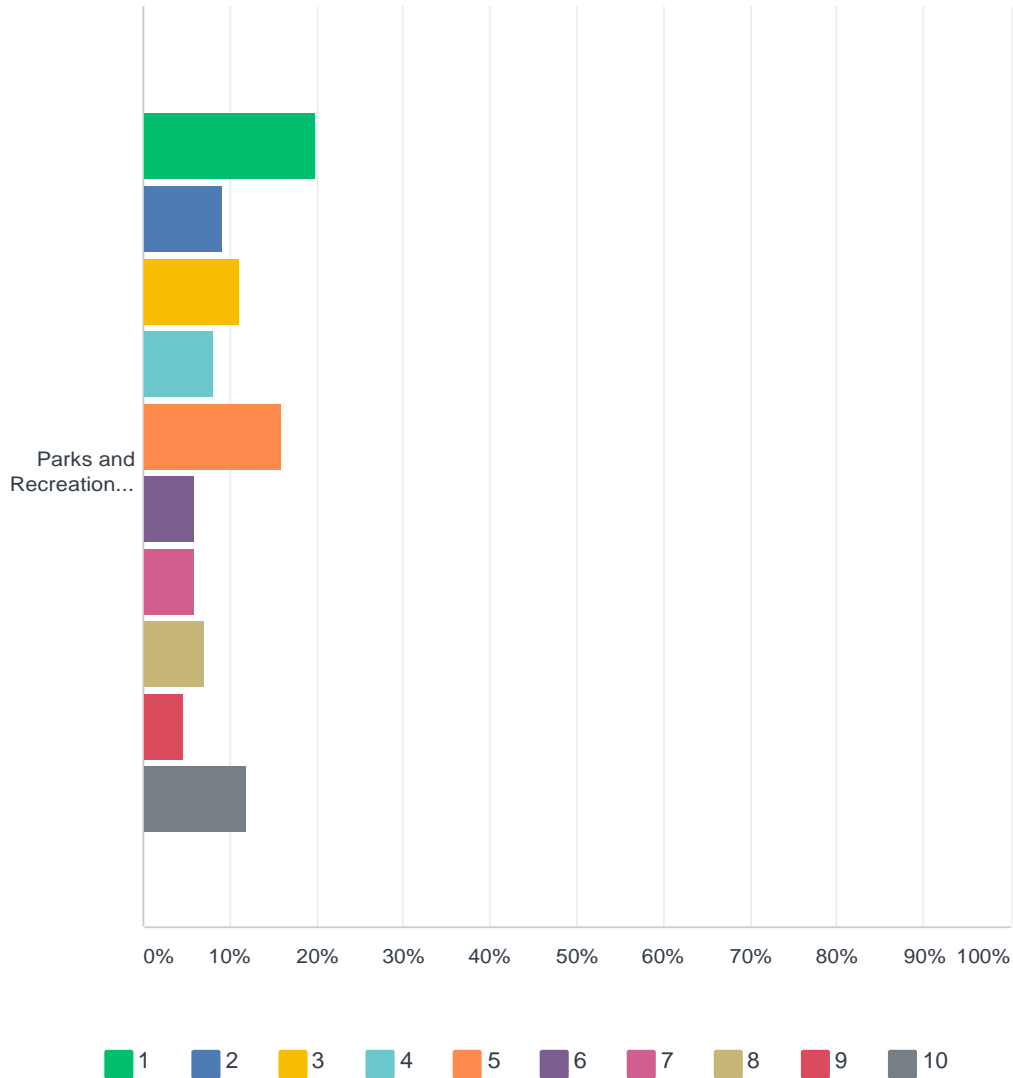
Answered: 379 Skipped: 79







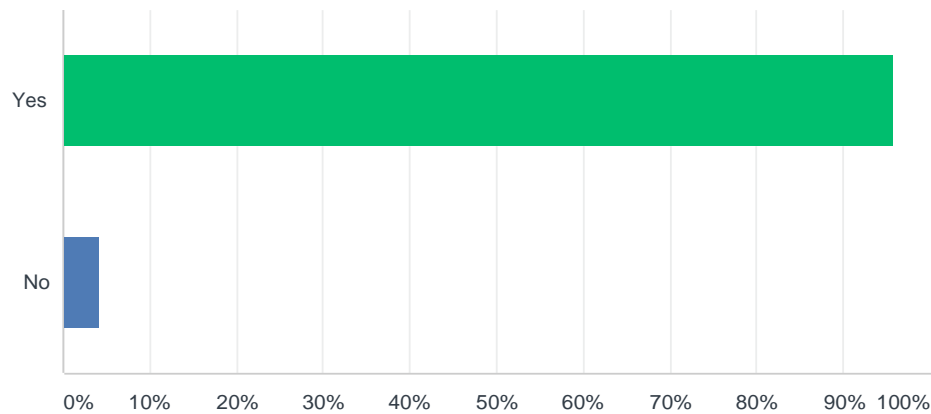




	1	2	3	4	5	6	7	8	9	10	TOTAL
Town Library	14.67% 54	3.53% 13	8.42% 31	6.25% 23	16.58% 61	5.43% 20	6.25% 23	8.97% 33	4.35% 16	25.54% 94	368
Town Police Force	22.34% 84	7.98% 30	9.31% 35	7.45% 28	14.36% 54	3.99% 15	5.85% 22	8.78% 33	4.26% 16	15.69% 59	376
Town Trash Service	18.33% 68	4.85% 18	9.16% 34	5.93% 22	17.52% 65	4.31% 16	4.85% 18	9.70% 36	5.66% 21	19.68% 73	371
Public Park	25.93% 98	11.11% 42	15.61% 59	4.76% 18	13.49% 51	3.44% 13	4.50% 17	6.08% 23	3.17% 12	11.90% 45	378
Municipal Trails and Bikeways	29.26% 110	15.16% 57	11.97% 45	5.59% 21	11.17% 42	2.93% 11	3.99% 15	7.18% 27	2.66% 10	10.11% 38	376
Public Works Department and Facility	10.93% 41	6.13% 23	13.60% 51	7.20% 27	25.60% 96	5.60% 21	6.13% 23	7.47% 28	5.87% 22	11.47% 43	375
Building and Zoning Department	18.55% 69	7.80% 29	13.71% 51	8.60% 32	18.82% 70	5.11% 19	6.18% 23	5.65% 21	4.57% 17	11.02% 41	372
Municipal Parking	13.56% 51	6.91% 26	9.57% 36	5.59% 21	18.88% 71	5.85% 22	6.65% 25	8.24% 31	5.59% 21	19.15% 72	376
Parks and Recreation Department	19.95% 75	9.31% 35	11.17% 42	8.24% 31	15.96% 60	5.85% 22	5.85% 22	7.18% 27	4.52% 17	11.97% 45	376

Q22 My property is on central water and sewer:

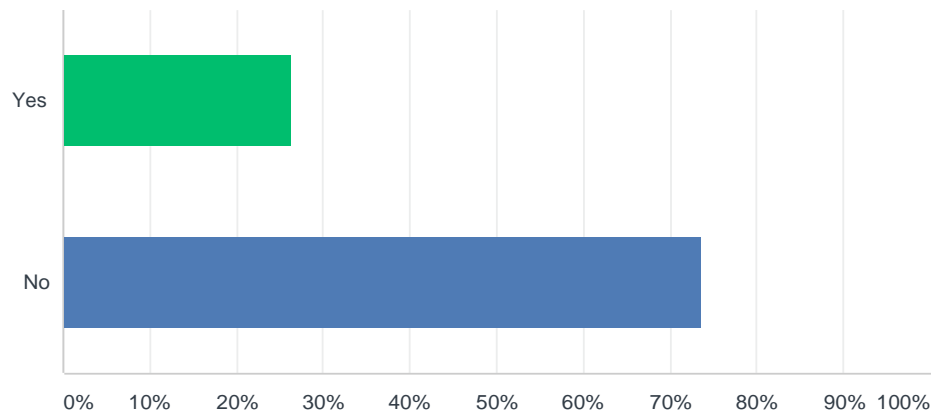
Answered: 379 Skipped: 79



ANSWER CHOICES		RESPONSES	
Yes		95.78%	363
No		4.22%	16
TOTAL			379

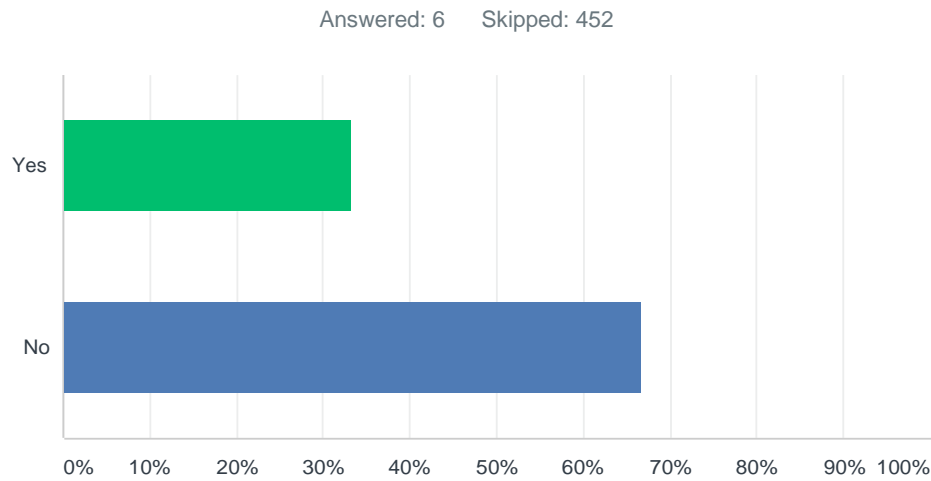
Q23 My property is on a well and septic system:

Answered: 19 Skipped: 439



ANSWER CHOICES		RESPONSES	
Yes		26.32%	5
No		73.68%	14
TOTAL			19

Q24 I would like my property to be connected to central water and sewer:



ANSWER CHOICES	RESPONSES	
Yes	33.33%	2
No	66.67%	4
TOTAL		6

Q25 Name of business:

Answered: 2 Skipped: 456

#	RESPONSES	DATE
1	Spread Med, Inc.	6/17/2018 5:58 AM
2	Millville Town Peddler	5/1/2018 2:03 PM

Q26 Type of business:

Answered: 2 Skipped: 456

#	RESPONSES	DATE
1	Healthcare	6/17/2018 5:58 AM
2	Retail	5/1/2018 2:03 PM

Q27 Address of business:

Answered: 2 Skipped: 456

#	RESPONSES	DATE
1	30255 Brandywine Drive	6/17/2018 5:58 AM
2	35308 Atlantic Ave	5/1/2018 2:03 PM

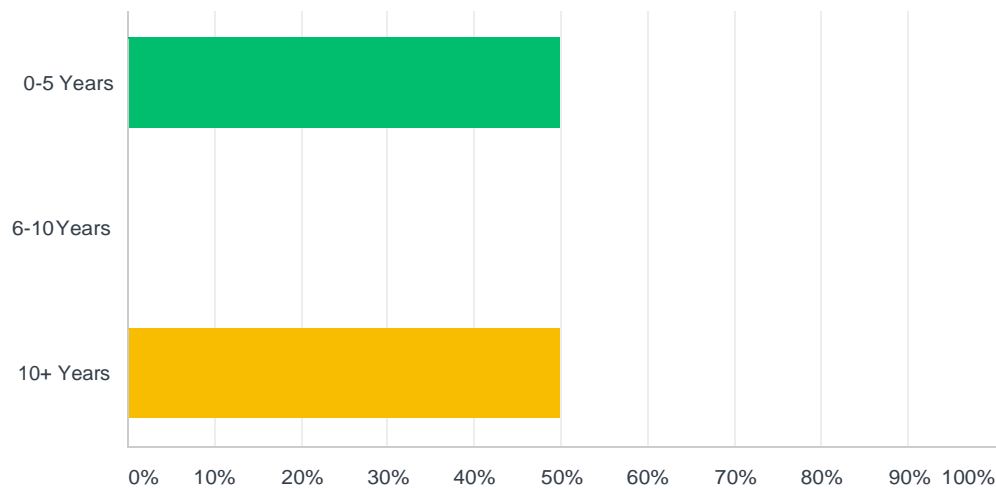
Q28 Street fronting business:

Answered: 2 Skipped: 456

#	RESPONSES	DATE
1	Brandywine Drive	6/17/2018 5:58 AM
2	Atlantic Ave apt	5/1/2018 2:03 PM

Q29 This business has been in operation at this location for:

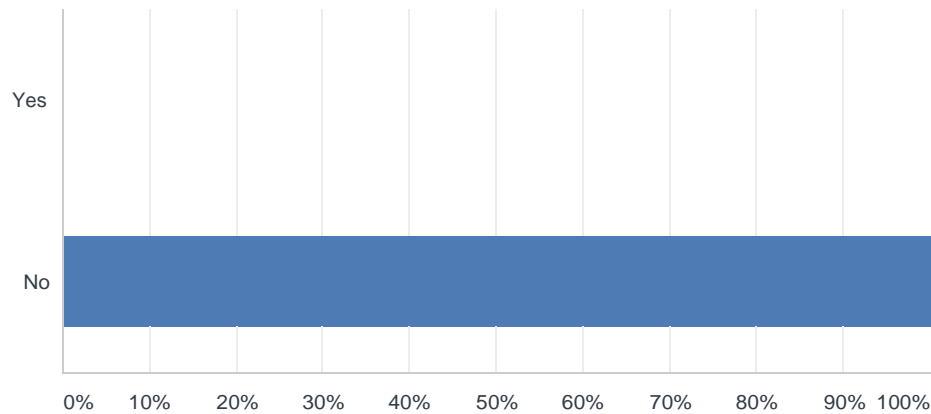
Answered: 2 Skipped: 456



ANSWER CHOICES		RESPONSES	
0-5 Years		50.00%	1
6-10 Years		0.00%	0
10+ Years		50.00%	1
TOTAL			2

Q30 This business is currently leasing/renting this location:

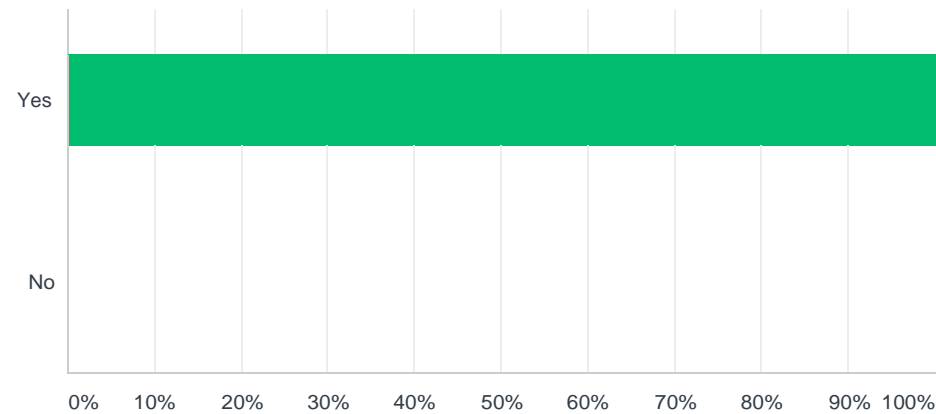
Answered: 2 Skipped: 456



ANSWER CHOICES		RESPONSES	
Yes		0.00%	0
No		100.00%	2
TOTAL			2

Q31 This business currently owns this location:

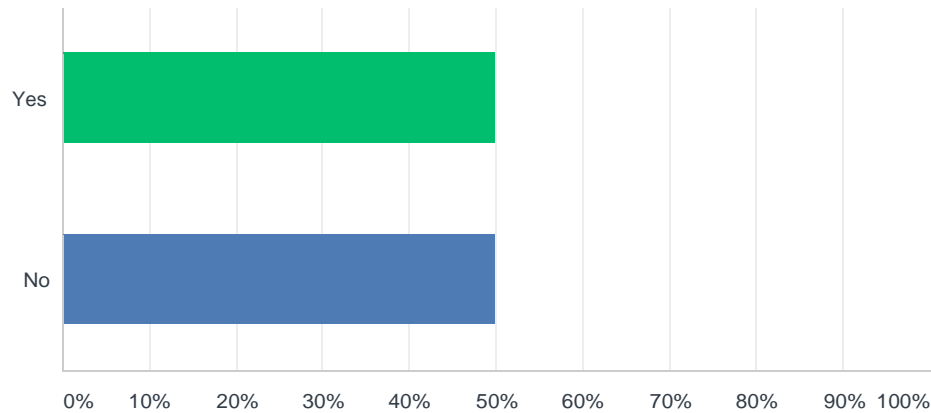
Answered: 2 Skipped: 456



ANSWER CHOICES		RESPONSES	
Yes		100.00%	2
No		0.00%	0
TOTAL			2

Q32 Are you or the building owner anticipating any improvements to the building?

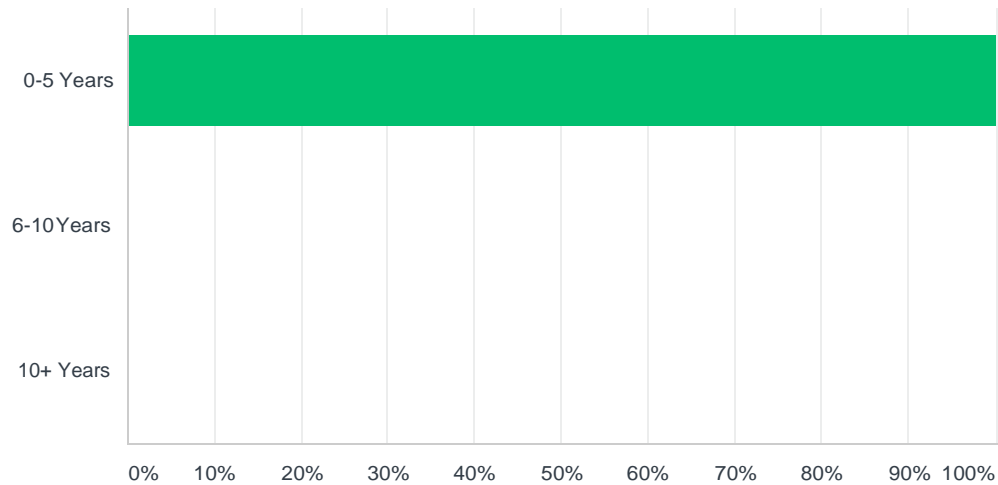
Answered: 2 Skipped: 456



ANSWER CHOICES	RESPONSES	
Yes	50.00%	1
No	50.00%	1
TOTAL		2

Q33 When are you or the building owner anticipating improvements to the building?

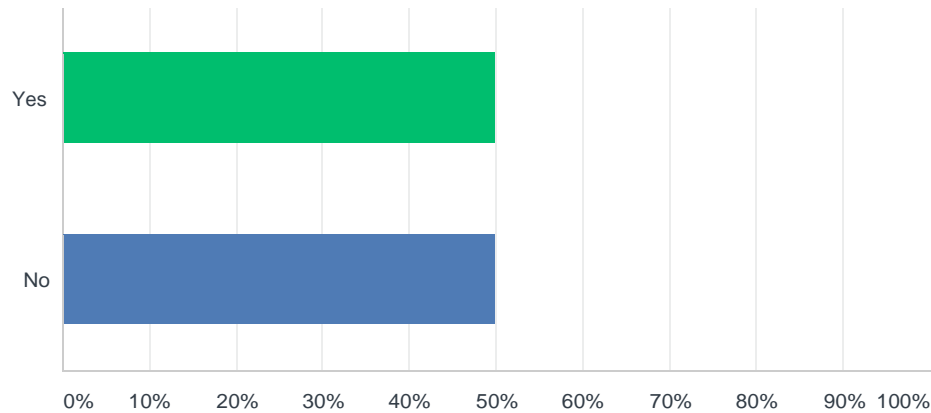
Answered: 1 Skipped: 457



ANSWER CHOICES		RESPONSES	
0-5 Years		100.00%	1
6-10 Years		0.00%	0
10+ Years		0.00%	0
TOTAL			1

Q34 The owner of the business/owner-operator is a permanentresident of Millville:

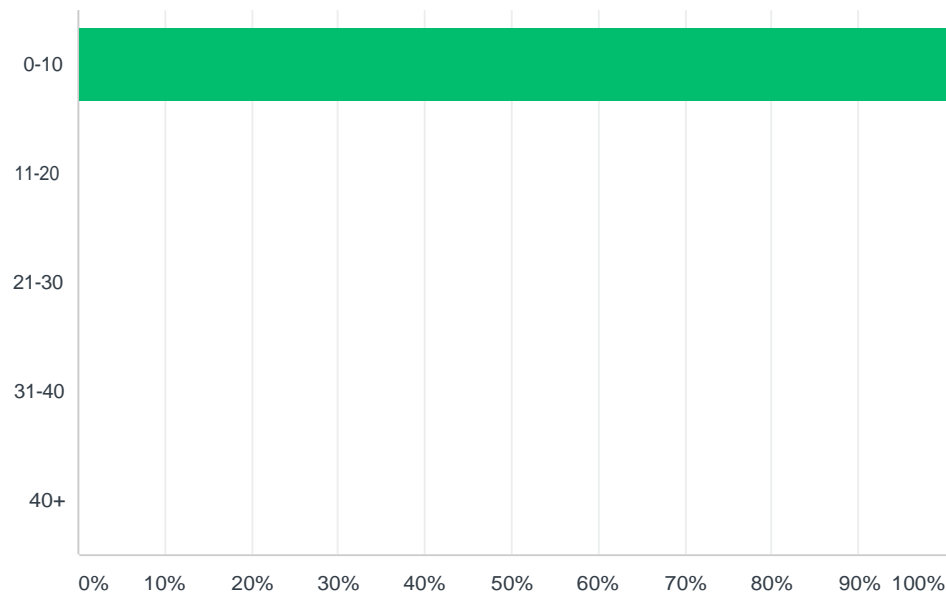
Answered: 2 Skipped: 456



ANSWER CHOICES	RESPONSES	
Yes	50.00%	1
No	50.00%	1
TOTAL		2

Q35 This business employs the following number of people:

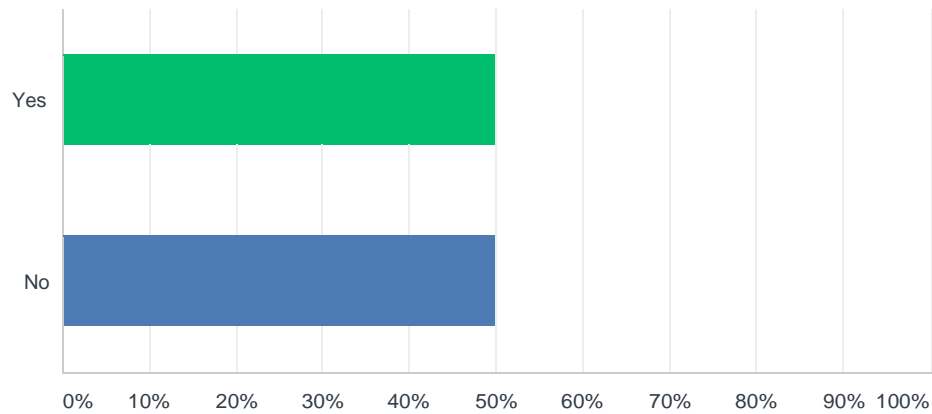
Answered: 2 Skipped: 456



ANSWER CHOICES		RESPONSES	
0-10		100.00%	2
11-20		0.00%	0
21-30		0.00%	0
31-40		0.00%	0
40+		0.00%	0
TOTAL			2

Q36 My business is home-based:

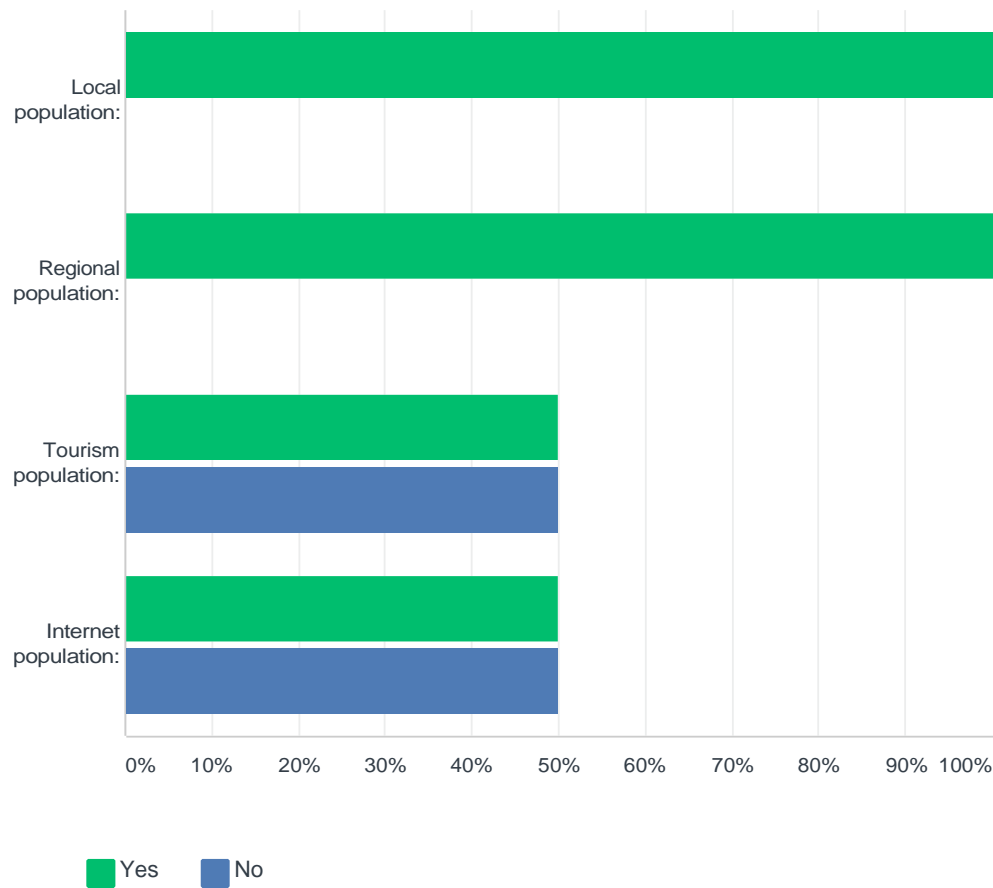
Answered: 2 Skipped: 456



ANSWER CHOICES		RESPONSES	
Yes		50.00%	1
No		50.00%	1
TOTAL			2

Q37 My business is based on serving the:

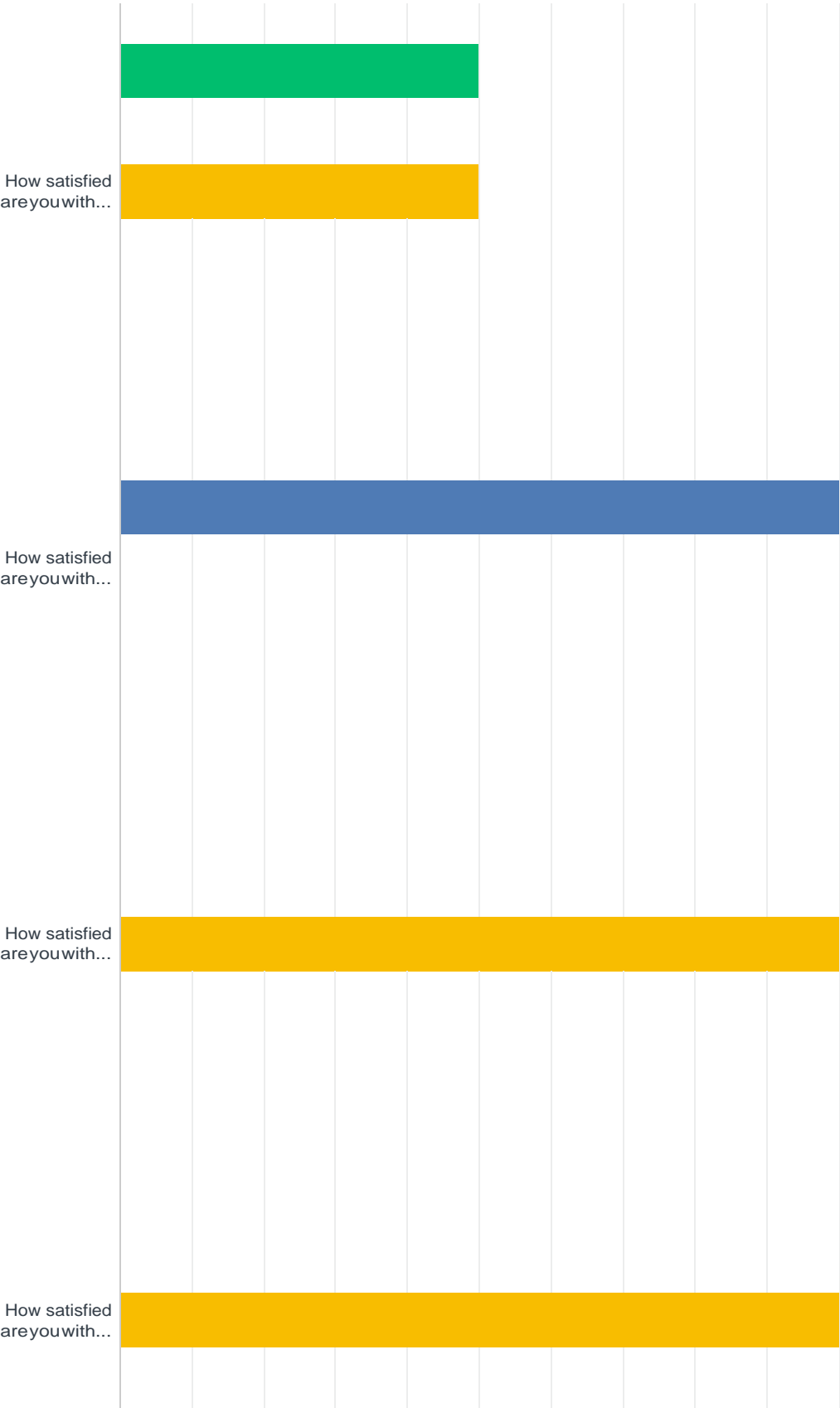
Answered: 2 Skipped: 456

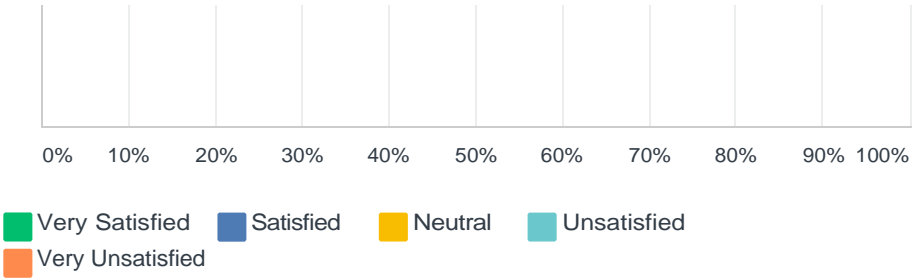


	YES	NO	TOTAL
Local population:	100.00% 2	0.00% 0	2
Regional population:	100.00% 2	0.00% 0	2
Tourism population:	50.00% 1	50.00% 1	2
Internet population:	50.00% 1	50.00% 1	2

Q38 Please choose one option for the following items:

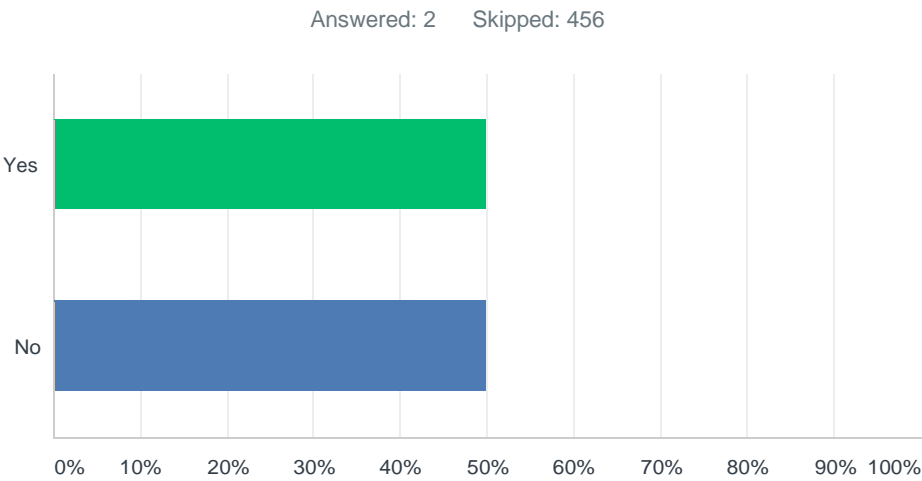
Answered: 2 Skipped: 456





	VERY SATISFIED	SATISFIED	NEUTRAL	UNSATISFIED	VERY UNSATISFIED	TOTAL
How satisfied are you with doing business in Millville?	50.00% 1	0.00% 0	50.00% 1	0.00% 0	0.00% 0	2
How satisfied are you with the present location of your business?	0.00% 0	100.00% 2	0.00% 0	0.00% 0	0.00% 0	2
How satisfied are you with the Bethany-Fenwick Chamber of Commerce?	0.00% 0	0.00% 0	100.00% 2	0.00% 0	0.00% 0	2
How satisfied are you with the Millville website?	0.00% 0	0.00% 0	100.00% 2	0.00% 0	0.00% 0	2

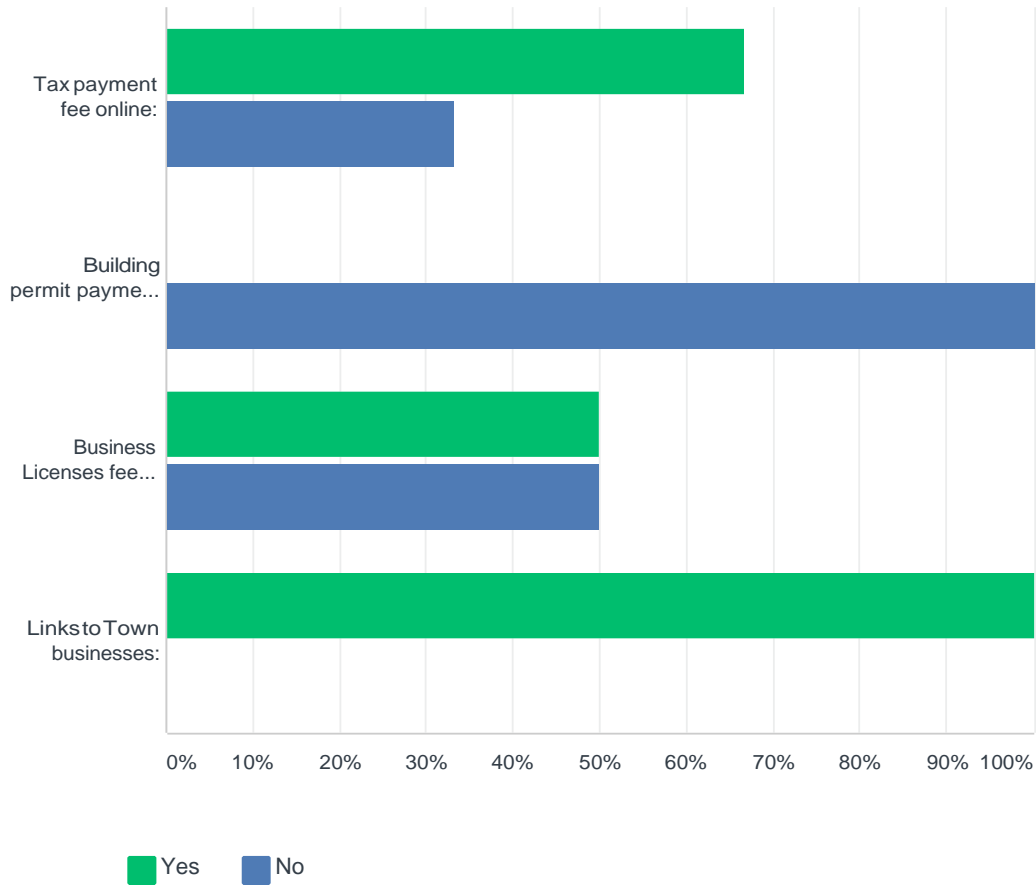
Q39 I would be interested in a Millville Chamber of Commerce:



ANSWER CHOICES		RESPONSES	
Yes		50.00%	1
No		50.00%	1
TOTAL			2

Q40 The Town website should provide the following:

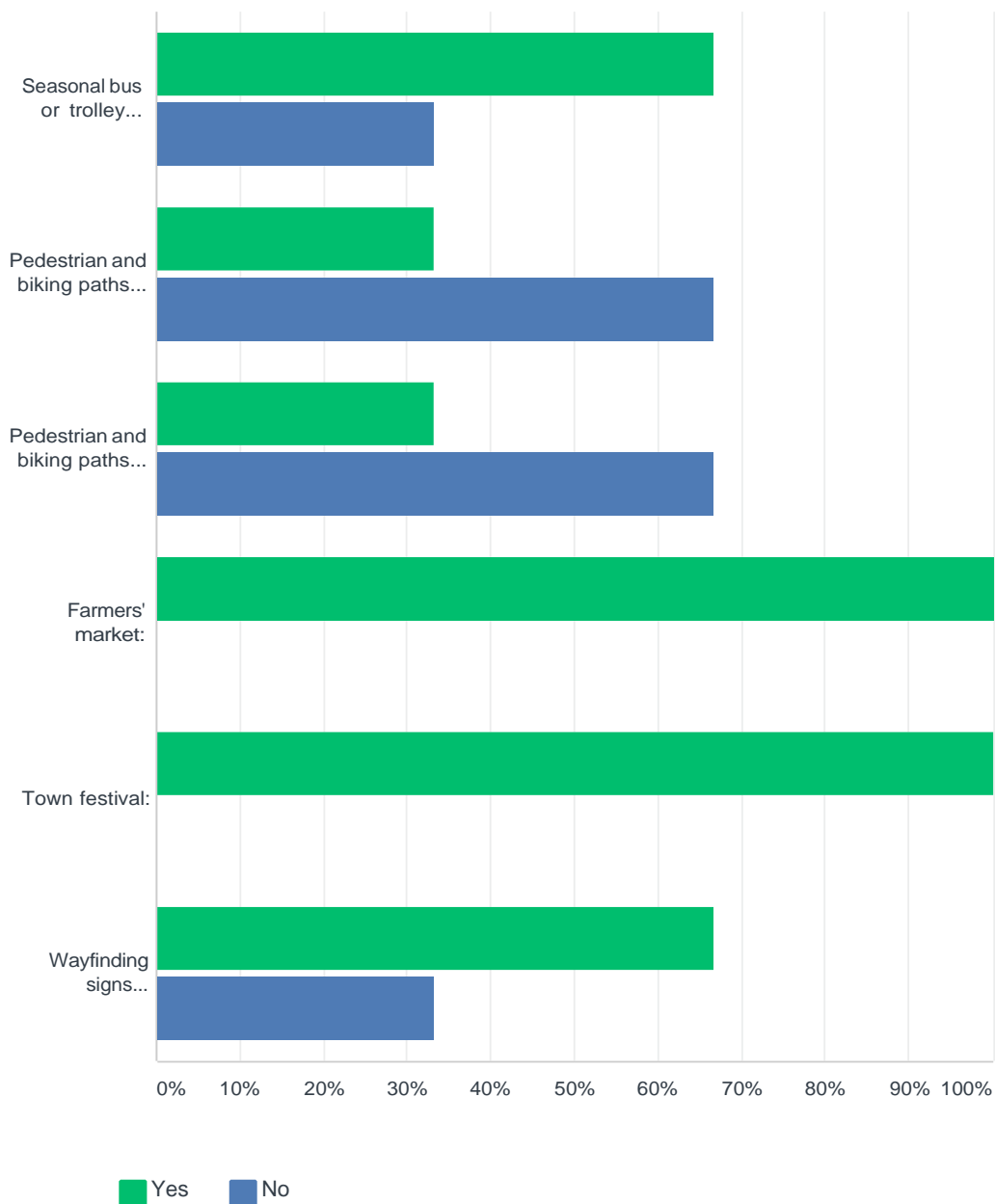
Answered: 3 Skipped: 455



	YES	NO	TOTAL
Tax payment fee online:	66.67% 2	33.33% 1	3
Building permit payment online:	0.00% 0	100.00% 2	2
Business Licenses fee payment online:	50.00% 1	50.00% 1	2
Links to Town businesses:	100.00% 3	0.00% 0	3

Q41 There should be the following to help improve business:

Answered: 3 Skipped: 455

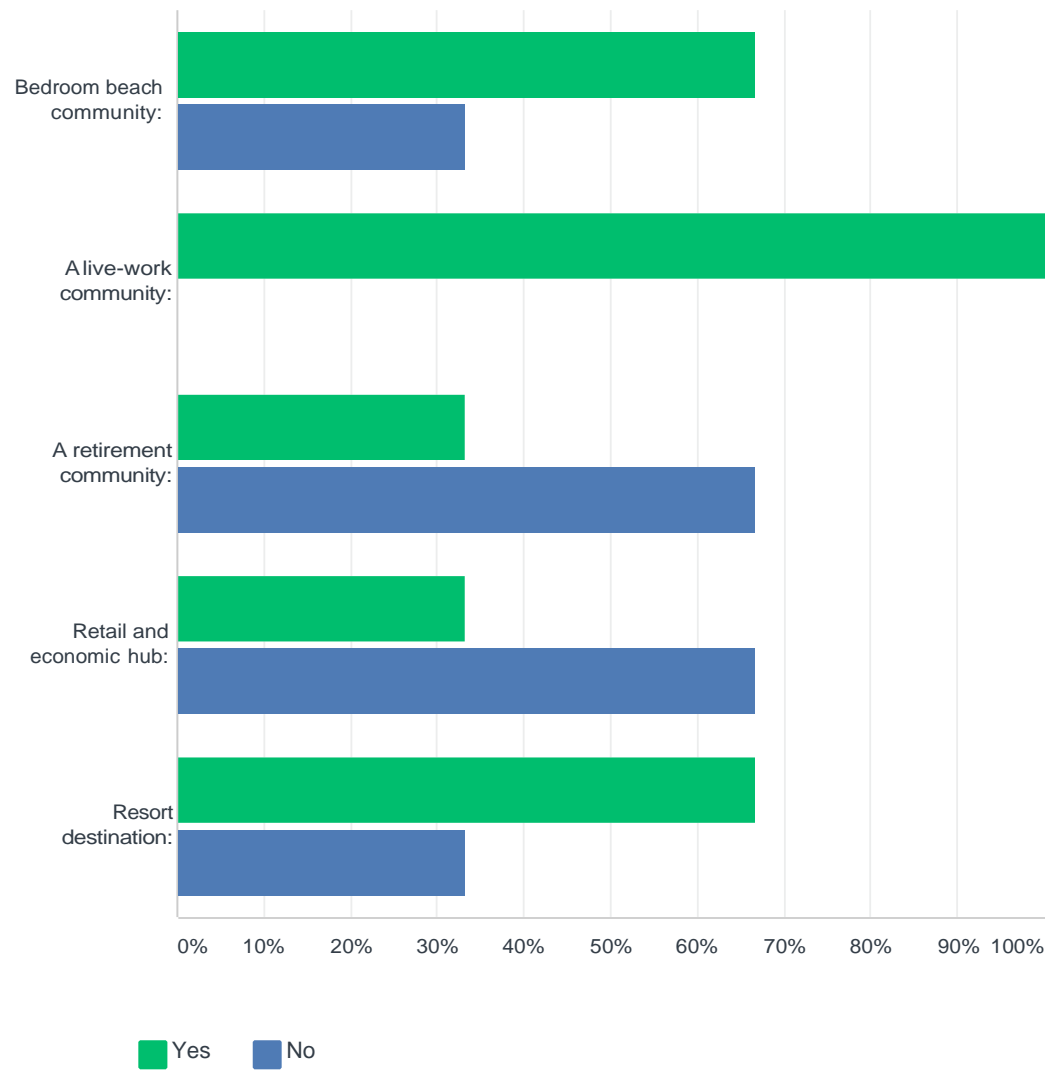


	YES	NO	TOTAL
Seasonal bus or trolley service to bring people from the beach to the Town:	66.67% 2	33.33% 1	3
Pedestrian and biking paths connecting residential to commercial:	33.33% 1	66.67% 2	3
Pedestrian and biking paths connecting to neighboring municipalities:	33.33% 1	66.67% 2	3
Farmers' market:	100.00% 2	0.00% 0	2

Town festival:	100.00% 3	0.00% 0	3
Wayfinding signs indicating location of businesses:	66.67% 2	33.33% 1	3

Q42 The Town of Millville should be promoted as:

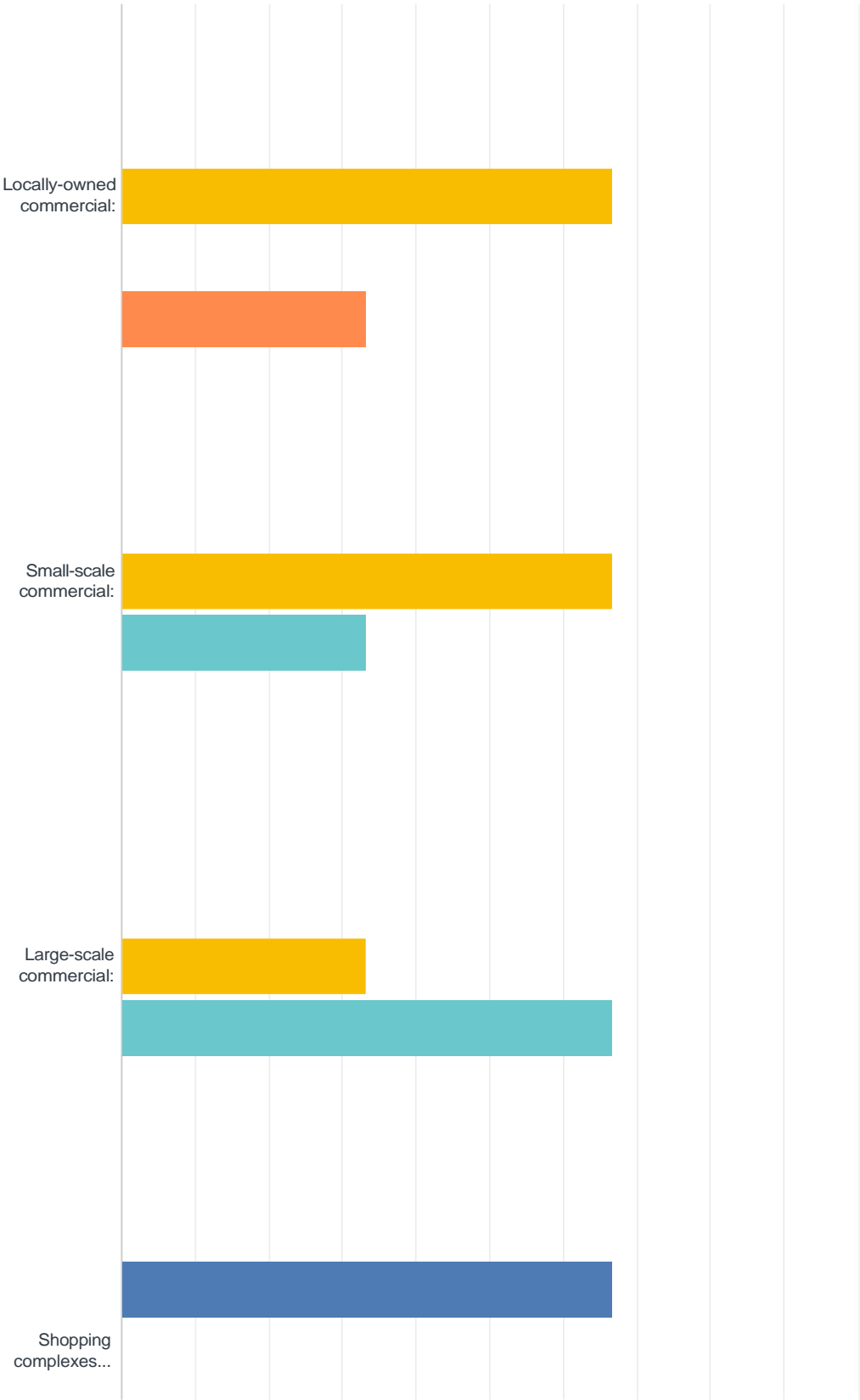
Answered: 3 Skipped: 455

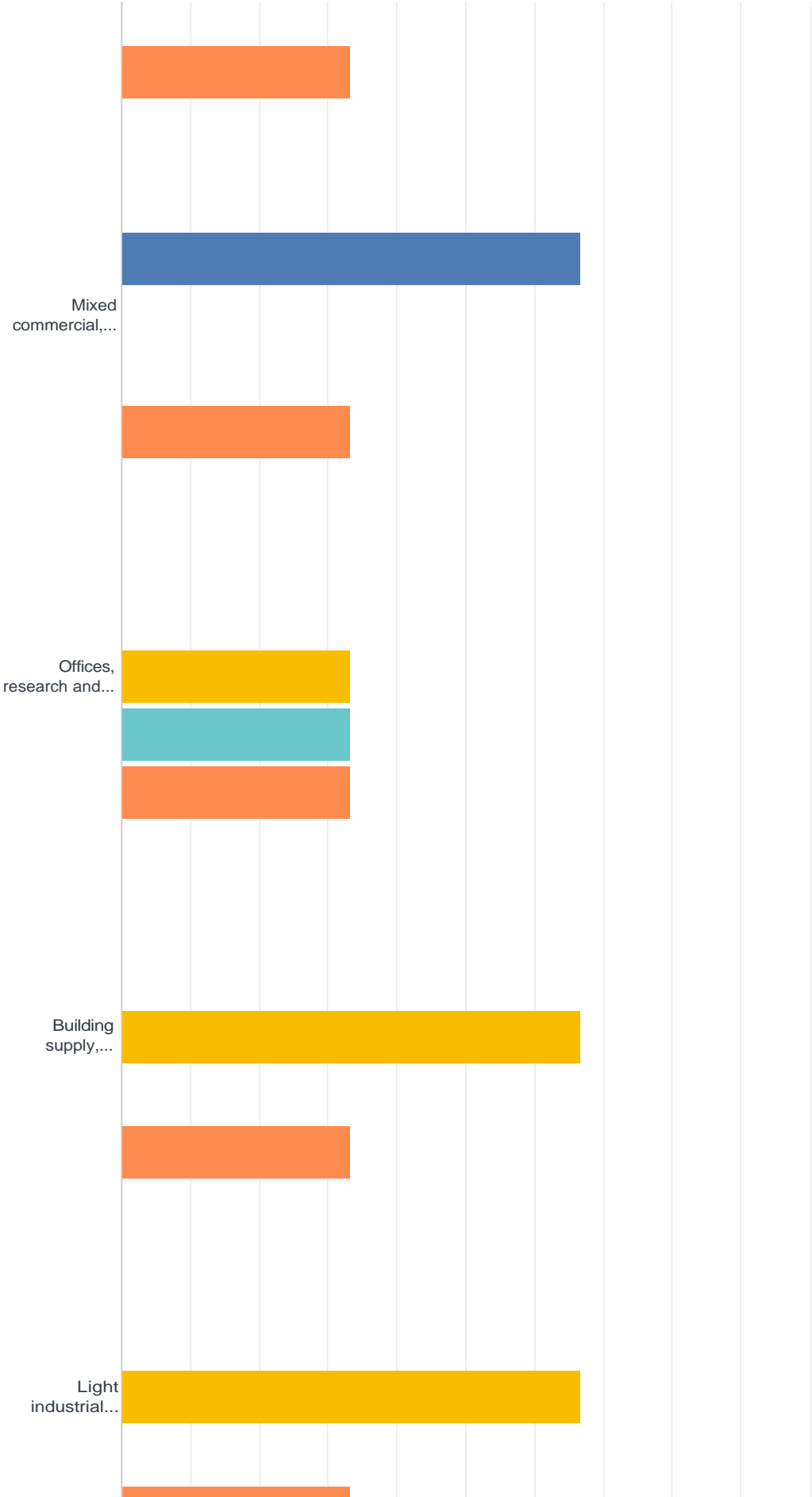


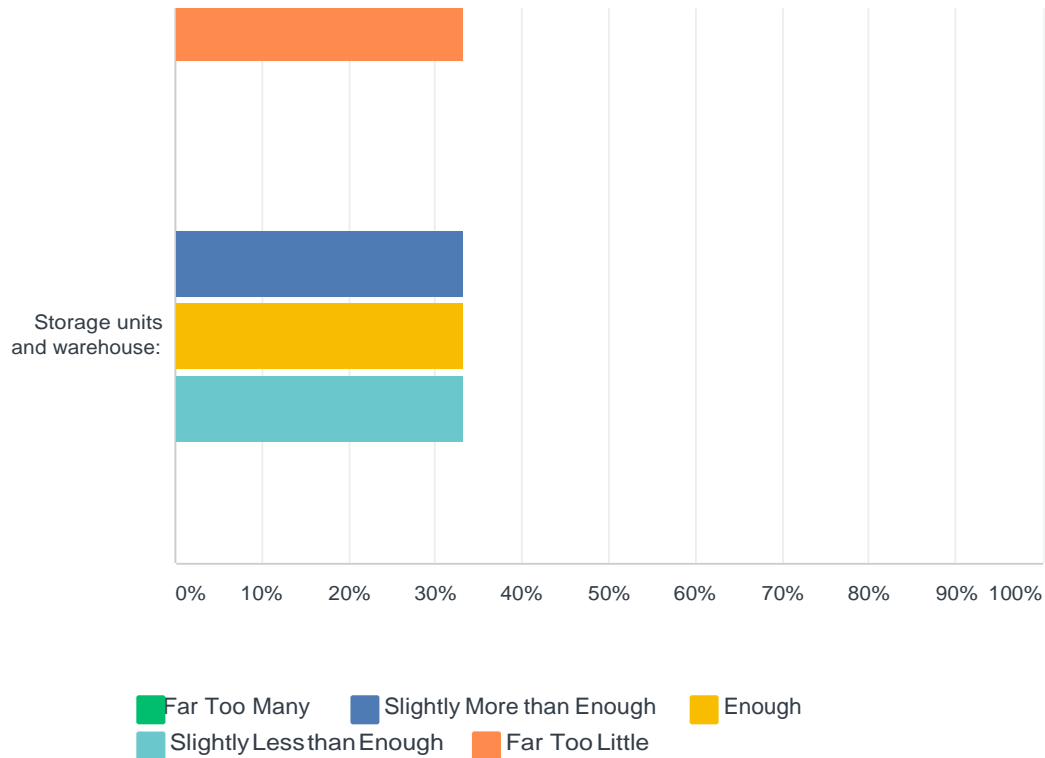
	YES	NO	TOTAL
Bedroom beach community:	66.67% 2	33.33% 1	3
A live-work community:	100.00% 3	0.00% 0	3
A retirement community:	33.33% 1	66.67% 2	3
Retail and economic hub:	33.33% 1	66.67% 2	3
Resort destination:	66.67% 2	33.33% 1	3

Q43 How do you feel about the current amounts of various commercial and industrial types in Millville:

Answered: 3 Skipped: 455



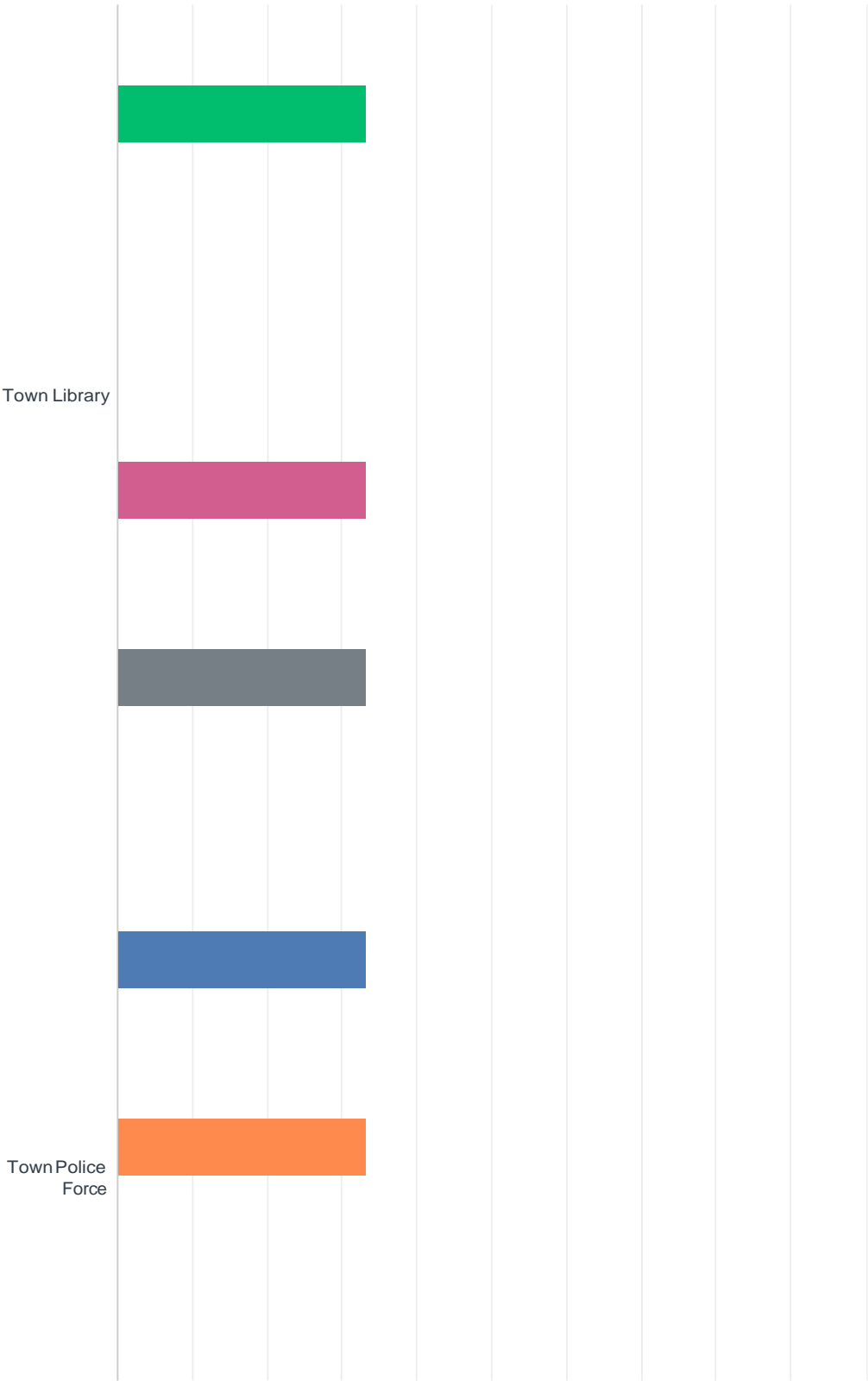


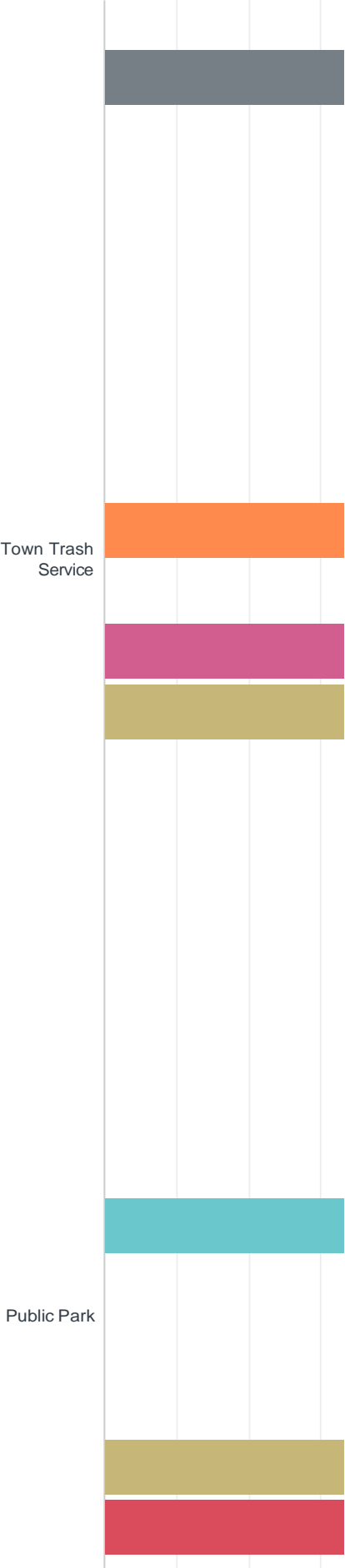


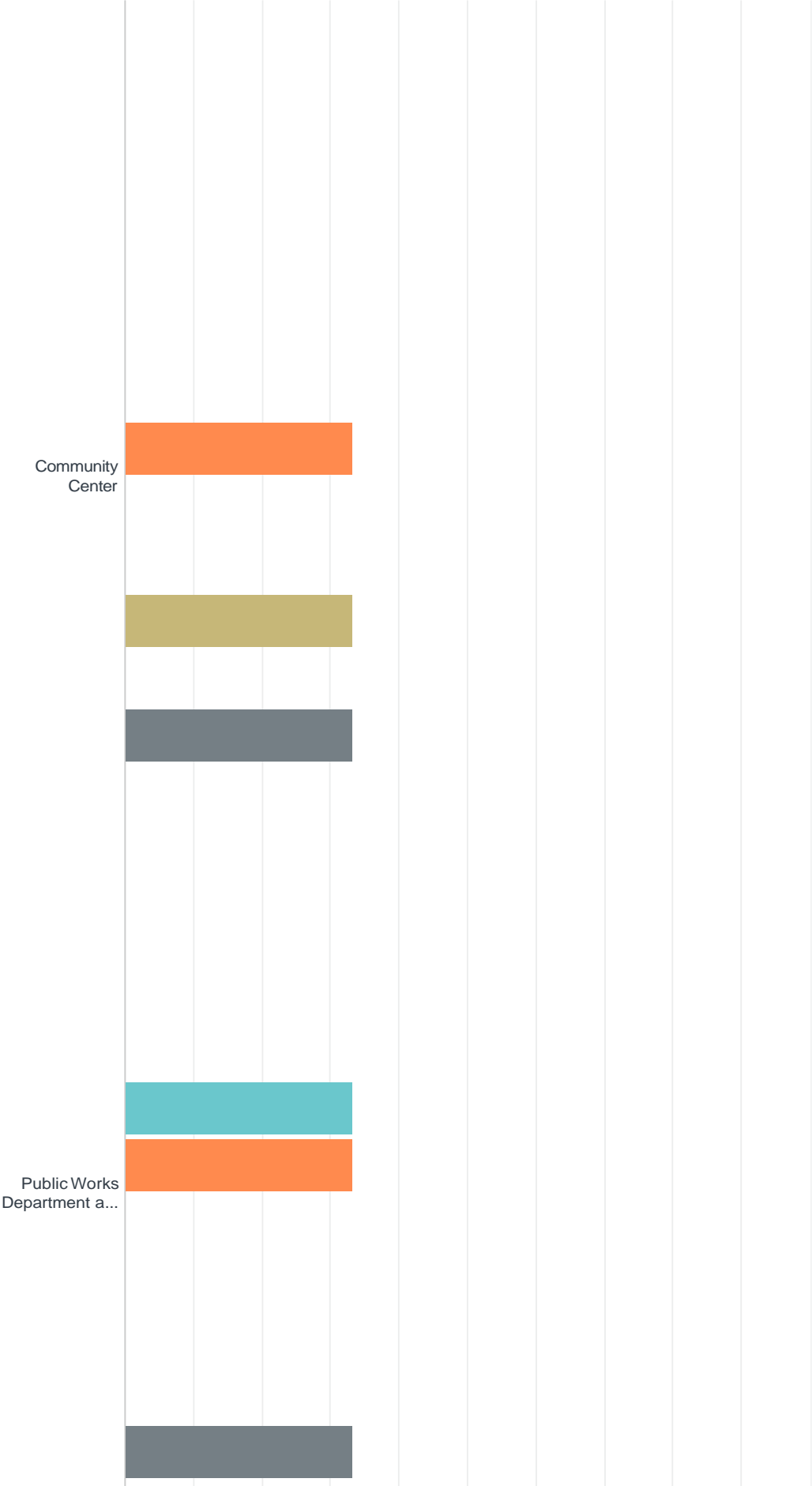
	FAR TOO MANY	SLIGHTLY MORE THAN ENOUGH	ENOUGH	SLIGHTLY LESS THAN ENOUGH	FAR TOO LITTLE	TOTAL
Locally-owned commercial:	0.00% 0	0.00% 0	66.67% 2	0.00% 0	33.33% 1	3
Small-scale commercial:	0.00% 0	0.00% 0	66.67% 2	33.33% 1	0.00% 0	3
Large-scale commercial:	0.00% 0	0.00% 0	33.33% 1	66.67% 2	0.00% 0	3
Shopping complexes (multiple stores anchored by a large store):	0.00% 0	66.67% 2	0.00% 0	0.00% 0	33.33% 1	3
Mixed commercial, business uses, and office:	0.00% 0	66.67% 2	0.00% 0	0.00% 0	33.33% 1	3
Offices, research and development facilities:	0.00% 0	0.00% 0	33.33% 1	33.33% 1	33.33% 1	3
Building supply, contractor yards, equipment storage:	0.00% 0	0.00% 0	66.67% 2	0.00% 0	33.33% 1	3
Light industrial assembly:	0.00% 0	0.00% 0	66.67% 2	0.00% 0	33.33% 1	3
Storage units and warehouse:	0.00% 0	33.33% 1	33.33% 1	33.33% 1	0.00% 0	3

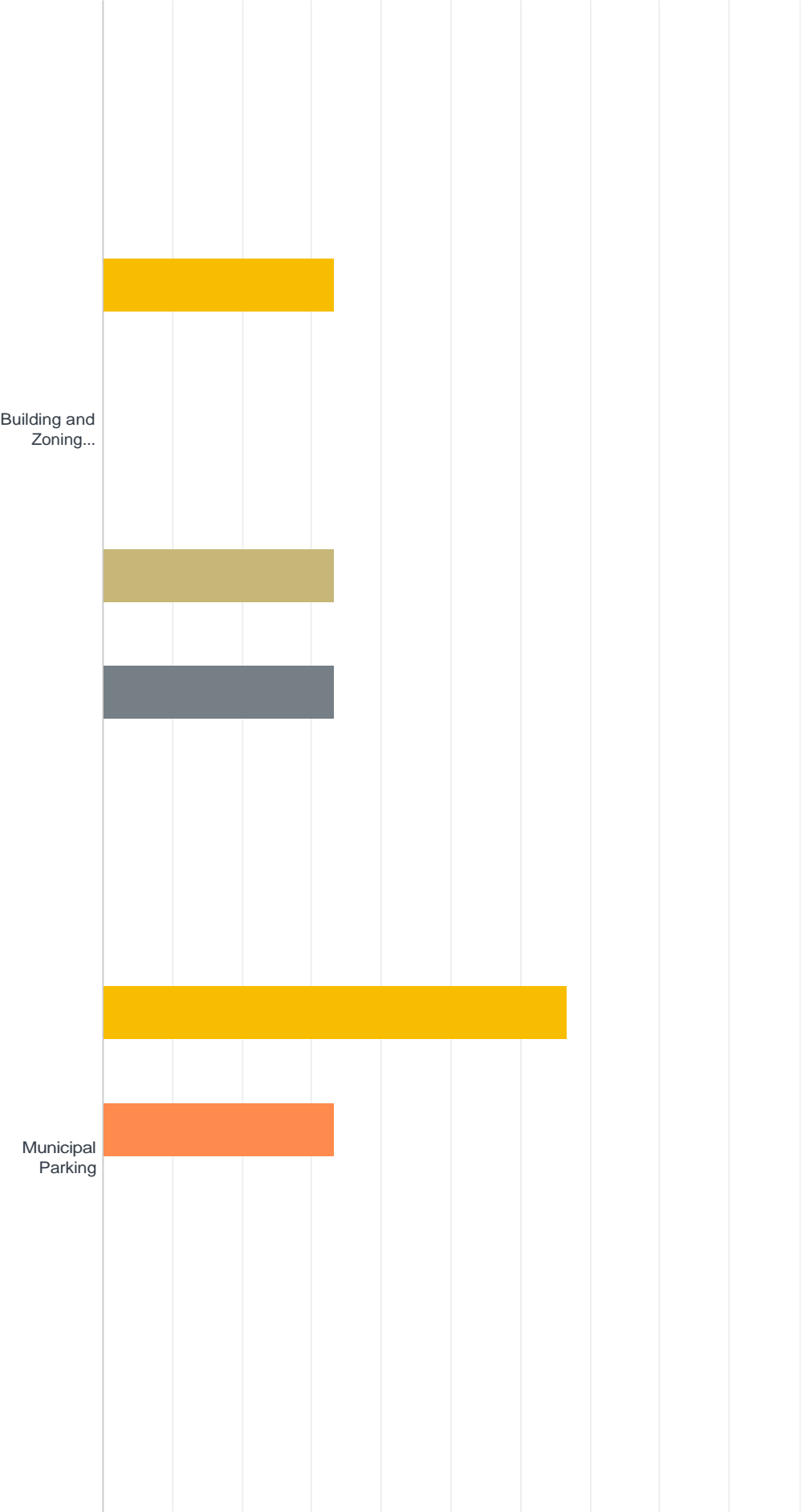
Q44 The following services are currently not offered by the Town of Millville. Please rank the following services from highest priority (1) to lowest priority (10):

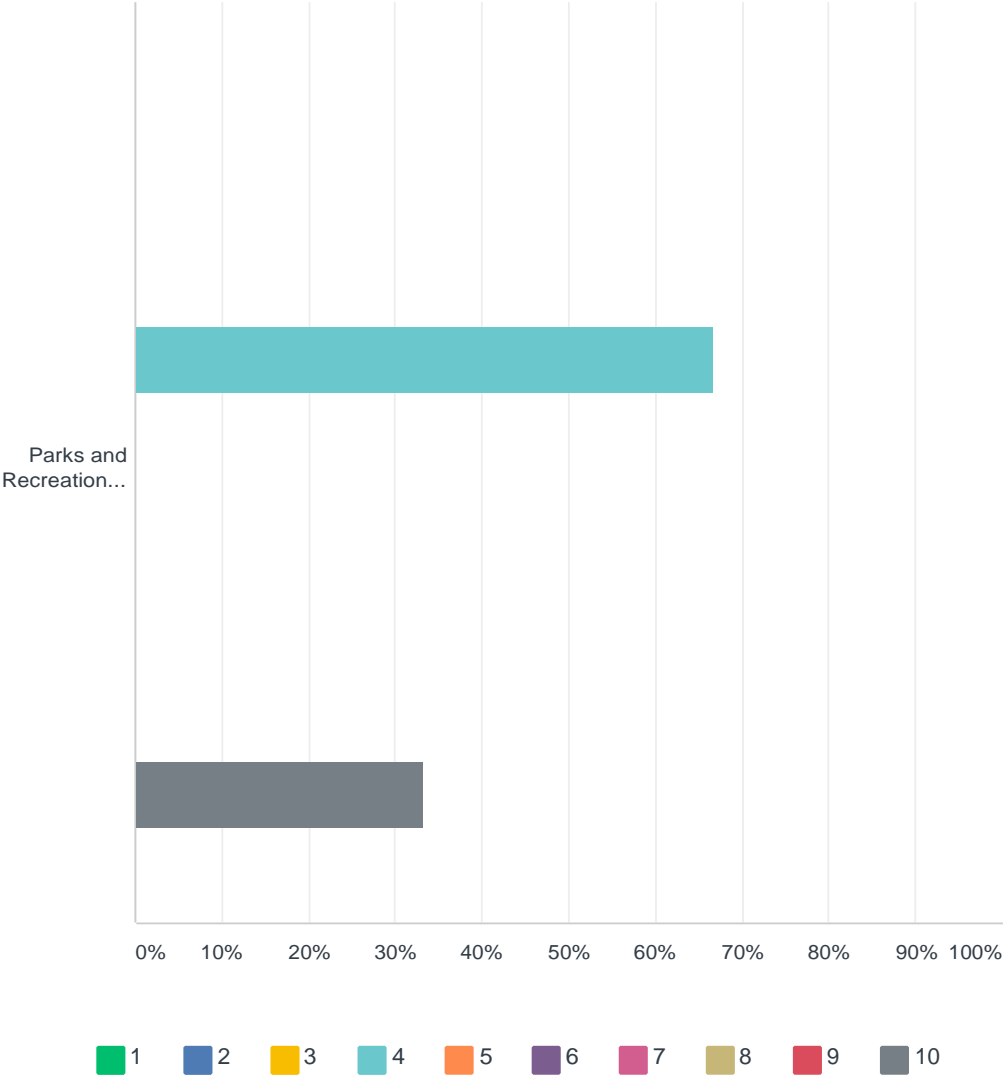
Answered: 3 Skipped: 455











	1	2	3	4	5	6	7	8	9	10	TOTAL
Town Library	33.33% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	33.33% 1	0.00% 0	0.00% 0	33.33% 1	3
Town Police Force	0.00% 0	33.33% 1	0.00% 0	0.00% 0	33.33% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	33.33% 1	3
Town Trash Service	0.00% 0	0.00% 0	0.00% 0	0.00% 0	33.33% 1	0.00% 0	33.33% 1	33.33% 1	0.00% 0	0.00% 0	3
Public Park	0.00% 0	0.00% 0	0.00% 0	33.33% 1	0.00% 0	0.00% 0	0.00% 0	33.33% 1	33.33% 1	0.00% 0	3
Community Center	0.00% 0	0.00% 0	0.00% 0	0.00% 0	33.33% 1	0.00% 0	0.00% 0	33.33% 1	0.00% 0	33.33% 1	3
Public Works Department and Facility	0.00% 0	0.00% 0	0.00% 0	33.33% 1	33.33% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	33.33% 1	3
Building and Zoning Department	0.00% 0	0.00% 0	33.33% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	33.33% 1	0.00% 0	33.33% 1	3
Municipal Parking	0.00% 0	0.00% 0	66.67% 2	0.00% 0	33.33% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	3

Parks and Recreation Department	0.00%	0.00%	0.00%	66.67%	0.00%	0.00%	0.00%	0.00%	0.00%	33.33%	
	0	0	0	2	0	0	0	0	0	1	3

Q45 In the space below, please add any additional comments on issues of importance to you for Millville's future that should be considered in the development of the Millville Comprehensive Plan.

Answered: 178 Skipped: 280

#	RESPONSES	DATE
1	Pickleball is a major sport within ours and other towns and growing in leaps & bounds. More courts should be considered to keep pace with need and future growth of our current and future housing development. We are growing and, as an example, Ocean City runs a successful indoor/outdoor facility at 125th Street. It serves a large number of people, from youth through seniors and could be something the town could look at to better serve the community and create jobs and after-school, vacation and summer activities, as OC has done. They're close by - go have a look and talk to them.	8/19/2018 4:20 PM
2	We need a Home Depot, Cabela's and A Target. We need to get the Millville by the Sea HOA and Master situation cleared up. The Master is dividing this community. I HEAR THIS IS A PROBLEM IN OTHER COMMUNITIES ALSO. THE OUT-OF STATE FINANCIAL GROUPS THAT RUN THE DEVELOPERS ARE TRYING TO FLEECE THE RESIDENTS OF THESE COMMUNITIES.	8/19/2018 12:18 PM
3	The only reason I took this survey is that I was hoping to be asked about transportation to and from Bethany Beach. I would like to see a shuttle service such as the one Cape May has, and I would like to see it function into night-time hours, allowing people access to, say, July 4 fireworks or a few drinks with dinner, knowing they will not have to drive into and out of Bethany. As it stands, it is more dependable to drive into OCMD, park at the party bus terminal and take the resort bus to Bethany than to fight for parking in the "quiet resort." Those communities in Millville that are touting Millville's proximity to the beach are going to need something like a shuttle as more and more houses are slapped up. Thanks.	8/16/2018 3:24 PM
4	Area for shooting and archery	8/16/2018 2:06 PM
5	I bought my home here verses other nearby beaches for its "hometown charm"! An escape from the everyday stresses of everyday living. My plan to retire here because of its quiet, rustic feel close to everything but not congested.....let's try to preserve this uniqueness	8/16/2018 1:20 PM
6	More/bigger/better roads	8/16/2018 1:17 PM
7	Infrastructure development to support growth—roads, parking, utilities, fire and police in particular	8/16/2018 11:49 AM
8	I would like to see local entertainment areas where live music is played	8/16/2018 10:07 AM
9	Please continue to keep residents as informed as possible of future development plans as they arise.	8/16/2018 9:07 AM
10	Better traffic equipment (specifically traffic lights) in frequent accident spots.	8/16/2018 9:04 AM
11	More connecting roads	8/15/2018 8:00 PM
12	More roads going east/ West, north/south in a straight direction.	8/15/2018 7:49 PM
13	Traffic has become unbearable during the summer season.	8/15/2018 12:36 PM
14	Traffic has to be taken into consideration. A beach bus/trolley would be very beneficial.	8/13/2018 4:59 PM
15	The over development of these large homes has to put stress on the water and sewer system, when is enough enough. No roads have been improved in the building of these homes and in the summer its gridlock on Rt.26 and Central Ave. In the development of this plan please that into consideration, you can only put so many people on the beach or in the town of Bethany, we are not Ocean City. Housing development is out of control.	8/10/2018 10:33 AM
16	Over-development will put a strain on the community.	8/9/2018 6:11 PM
17	would like to see a Costco in area Otherwise anti-chain store ,starbucks , etc	8/9/2018 9:39 AM
18	I feel that there is enough growth in our area of homes, but there needs to be more diversification as to the types of businesses in the area.	8/8/2018 11:30 AM

19	I would like more emphasis to be placed on families.	8/7/2018 2:18 PM
20	Leave it alone. Don't plan to expand for the benefit of new communities at the expense of others	8/6/2018 3:52 PM
21	Millville needs to be very careful not to get too big and overgrown. What attracted us from Georgetown was the quiet, low growth, low retail atmosphere. The congestion on the streets just keeps getting worse - more houses, more traffic, more traffic lights, more traffic jams. We were attracted FOR the small, hometown feel and fewer growth problems and do not want to see the Town self-imposing the explosive growth problems other towns are experiencing.	8/5/2018 8:30 PM
22	Please look consider not changing for \$. Millville / OV is great because of what it is now. The plan is only to create a draw for more people to visit and spend \$. Look at surrounding areas and why they are leaving to come here. Please	8/5/2018 8:46 AM
23	Think about the infrastructure. Building communities next to others and increasing traffic on the roadways that are not maintained by the town. Don't let builders and developers dictate same.	8/3/2018 9:23 PM
24	Need to monitor the complaints from residents about developers and limit/ deny such developers from building in the town.	8/3/2018 4:52 PM
25	Traffic more congested this year than in the past.	8/3/2018 2:00 PM
26	Would love biking/hiking trails and connectedness to each of the developments without having to use route 26 or other crowded roadways.	8/3/2018 2:00 PM
27	My wife and I are happy with our decision to move to Millville. We are depending on the government of Millville to make well-educated decisions on the growth of the town. This survey is an important step in that process.	8/1/2018 2:08 PM
28	Keep Millville residential with small office and retail. Please do not consider adding large retailers and big box stores. They will increase truck and commercial traffic. They will also increase noise, air and light pollution. People moving into Millville desire a clean and quiet community.	8/1/2018 2:00 PM
29	Please stop developing and leave the natural beauty of the area. I've been down in this area since 2001 and can't believe the areas growth. One of the reasons we bought here is we love the combination of small town country living and beach area.	7/30/2018 2:06 PM
30	Better internet choices. Support for the schools	7/30/2018 1:58 PM
31	Please let development chew through the current base of approved housing before approving any more new developments of 20 or more housing units. The new Beazer development and the one across Rt. 26 from the G&E Hocker's alone will add a tremendous number of new units. You need to stop and review the overall quality of life for Millville before any further approvals. Please retain substantial tracts for mature forests, corn & soybeans ... that is part of what makes Millville so beautiful. We still have a chance not to wreck the balance between development and agriculture.	7/30/2018 11:45 AM
32	Try to attract more businesses.	7/25/2018 10:30 AM
33	Dog park is necessary	7/23/2018 6:48 PM
34	Am very sad to see so much farm land being developed. The traffic is already bad enough.	7/21/2018 8:00 PM
35	Need affordable housing	7/21/2018 7:44 PM
36	Nice restaurant-pub on plaza across Bebe health care	7/21/2018 6:02 PM
37	Need a wastewater treatment plant. Shopping such as a Walmart	7/21/2018 2:49 PM
38	Need more roads, more cars same roads, does not make sense.	7/21/2018 8:14 AM
39	More trails, parks, beach town	7/21/2018 6:38 AM
40	Safe biking and walking trails should be a #1 priority. Libraries are accessible through state systems (online) and should not be a priority. A beach shuttle would be a wonderful amenity and local planned communities could help support? At least one general retail (Target, Walmart) would make life much easier for those with young families.	7/21/2018 5:38 AM
41	Taxes should be lower because of all the ne.w housing money coming in just to be wasted on new projects	7/20/2018 4:56 PM
42	This is a beautiful small community with a great natural environment. Please control this through future development and preservation.	7/11/2018 6:08 PM
43	Town of Millville should not be "over built."	7/8/2018 2:39 PM

44	Millville a great place to live	7/5/2018 8:10 AM
45	I would like to see more preservation of trees and green spaces as well as a system for picking up roadside trash and warning litterbugs of fines.	7/2/2018 3:01 PM
46	None	6/26/2018 9:45 AM
47	Millville needs to identify or rediscover it's identity. As a small town, walking, bicycling needs to be encouraged and use of cars minimized.	6/25/2018 9:08 AM
48	Please add pickleball courts	6/24/2018 6:21 AM
49	More doctors and medical facilities	6/23/2018 6:04 PM
50	No trailer parks	6/23/2018 4:29 PM
51	I enjoy the small town charm that Millville has; it's why I moved here. I know we need infrastructure, yet am pleased to see it coming on an as-needed basis and this planning is a great tool.	6/23/2018 2:46 PM
52	Millville is a beautiful, quiet community. Way too much new construction...will end up like Rehoboth and Ocean City...DON'T WANT THAT...why we brought our retirement home in Millville.	6/22/2018 12:53 PM
53	Maintaining small town, low population town	6/21/2018 9:38 PM
54	Need to make sure roadways can support population growth -- please plan for this!!!	6/21/2018 3:08 PM
55	Coastal Sussex County is a retirement destination. We should look at attracting healthcare service providers in addition to the planned Beebe facility.	6/18/2018 5:46 PM
56	With the major developments here now, a police force and fire/emt service is a necessity. If the Town would put to homeowners vote, i would definitely vote yes and agree to an increase in property tax for this specific purpose. Thank you.	6/17/2018 8:01 PM
57	More new construction inspections and/or tighter enforcement of legal right to work laws.	6/17/2018 6:05 AM
58	This is a great place to live. I just hope future development will be planned and regulated as to not outstrip the attractiveness of the town.	6/16/2018 4:05 PM
59	If we are going to have expansion, and we are, have the infrastructure plans in place BEFORE building permits are issued and make large scale builders post a bond BEFORE they bring large numbers of new residents so our infrastructure can be built BEFORE it is overrun and outdated before it is built. A building inspection code staffed to fully enable it to inspect EVERY new structure, both residential and commercial is absolutely a priority. Large sale builders are cutting corners and supplying sub code structures that are randomly inspected at this time. This must stop. Many are unsafe and do not meet current codes due to random inspection practices. And the large builders should stand these fees. Not the residents.	6/16/2018 7:33 AM
60	Roads and traffic are my biggest issues at this time.	6/15/2018 8:58 AM
61	The residential development is out of control. In 5-10 years the town will be as congested as the town we left in NJ. The roadways and infrastructure will not be able to keep up. People like us moved here to get AWAY FROM all that. While the town may think the increase in tax revenue is nice; the increase of tax money collected has to be spent on more services, shops, roads, police, fire, etc to keep up with the pace. This will ultimately lead to raising taxes, it always does. Lower taxes was also a huge reason for us to move to DE. Do the citizens right by STOPPING the residential building. Keep the farmers in business !!!! We like the LSD slogan !!!	6/14/2018 11:32 PM
62	Would like to see Natural Gas become available and additional cable/phone/internet options other than Mediacom	6/13/2018 9:49 PM
63	Avoid over development of town homes and high rises. Promote the town as family friendly and retiree friendly.	6/13/2018 3:55 PM
64	Because Millville is growing quickly, serious concern should be given to the infrastructure providing access to one point from another on the roads.	6/13/2018 2:33 PM
65	collaborate with other local communities on a regional police force.	6/13/2018 2:22 PM
66	The amount of traffic is a problem. It is no longer a summer issue.	6/13/2018 10:57 AM
67	Millville has always been a safe and affordable town. With growth comes increased demands for services, which in turn,will increase taxes.	6/12/2018 9:06 PM

68	Keep it small as possible	6/12/2018 8:21 PM
69	walkable, bikeable, liveable 26 in the summer is bumper to bumper need bus or trolley to take people to bethany and back	6/12/2018 3:53 PM
70	Would like clomcast instead of mediacom	6/12/2018 12:34 PM
71	Over development and traffic congestion.	6/12/2018 12:32 PM
72	Traffic congestion / traffic flow, rise in crime, lack of adequate medical treatment facilities.	6/12/2018 7:27 AM
73	Stop the development of high density townhouse communities and the hardscaping that creates flooding in an already flood prone town.	6/12/2018 6:54 AM
74	Infrastructure must be considered with traffic and facilities.	6/11/2018 9:59 PM
75	Control property tax increases on senior citizens.	6/11/2018 9:28 PM
76	Stronger supervision of Builders and their contractors	6/11/2018 7:20 PM
77	1. The town should continue to work on the behalf of homeowners against unscrupulous developers. 2. Growth should be managed in such a way that services keep pace. Smart growth. Once people get here, they are anti-growth. I have lived in areas that thought if roads weren't built, then it would stop growth, but the growth came anyway making increased services more expensive.	6/11/2018 6:48 PM
78	Further residential development should be limited.	6/11/2018 5:46 PM
79	Parks with open land, playgrounds	6/11/2018 5:20 PM
80	As a home owner we've not been given any control over choosing what best fills our need on tv/internet connections. Media com is the Only choice for WiFi internet, and it is very lacking in working well. Service is terrible. And they don't seem to care. Calling only gets the run around, and only to be told there isn't anything they can do. Than they just arbitrarily increased our rate by almost half!! They should not have a monopoly! Customers have no options since there isn't any competition to keep prices down, and service to be good.	6/11/2018 2:47 PM
81	Animal control Noise control	6/11/2018 1:49 PM
82	I want to clarify my residency, we spend almost 50% of our time in Millville in all seasons. We do plan to become Millville residents within the next few years.	6/11/2018 1:29 PM
83	N/a	6/11/2018 1:19 PM
84	Pickleball Courts should be considered	6/11/2018 11:47 AM
85	Area has a very poor ground water absorption, any new projects should be planned to not further exacerbate this problem.	6/11/2018 11:38 AM
86	Rethink Mediacom as sole internet/TV provider offer choices to increase service and costs. Closely monitor developers and their construction	6/11/2018 10:48 AM
87	Since the growth has grown so quick and being a police officer in phila and having a shore house in Millville I think we need a police Dept. having to rely on del state police would take to long if there was a need ...	6/11/2018 10:17 AM
88	If we keep growing then the municipalities will have to increase in regards to police, sanitation, public works etc.	6/11/2018 10:09 AM
89	As a full time resident, it is challenging to access cities that offer major medical care, arts and museums, etc. There is a need for Public transportation to connect to a rail system or airport.	6/11/2018 9:52 AM
90	Retail stores-Target Grocery stores -Aldi's Restaurants-Panera Bread, Mexican, Italian	6/11/2018 9:51 AM
91	We don't want to see Millville get too much beyond itself. We love the open space still around. Other than increase in medical facilities and outdoor living activities, we are happy with the way things are.	6/11/2018 9:39 AM
92	Concerned that growth is occurring too fast and will overwhelm infrastructure. Also would like another telecom and internet option besides Mediacom. Encourage competition with Comcast and Fios. Would love to see natural gas in the area.	6/11/2018 9:37 AM
93	Can't keep building houses without supporting infrastructure. Need more restaurants, a home supply store, ie, Home Depot.	6/11/2018 9:28 AM

94	Building and maintenance of infrastructure to match housing and retail development.	6/11/2018 9:15 AM
95	please keep is small. Thank you.	6/11/2018 9:14 AM
96	Millville is growing too quickly. Too many homes are being built too quickly (and poorly) such as Beazer Homes. These should be restricted!	6/11/2018 9:09 AM
97	Medical care for the "young elderly" who have moved to Millville.	6/10/2018 1:06 PM
98	Open space not just tree canopy should be preserved. Additional street lighting at busier intersections, should be considered. (burbage and Substation roads, for example. This should be a subject of a survey by the town like this plan.	6/9/2018 1:58 PM
99	Traffic issues will increase as population increases. I think planning for that is the #1 priority.	6/9/2018 12:16 PM
100	More competition internet and TV service very very limited to only Mediacom	6/9/2018 9:27 AM
101	Millville has seen an extreme amount of development. This should be controlled or the town will lose its small town image.	6/9/2018 8:25 AM
102	There has to be a limit. We need balance. We need open space for nature and wildlife. Relaxing pathways to wonder along and bike routes. We need some butterfly and hummingbird gardens around the park and trail.	6/9/2018 1:11 AM
103	litter can be bad sometimes.	6/8/2018 5:51 PM
104	The incidents of personal injury on Route 26 (Atlantic Avenue) are disturbing. I blame aggressive and senseless driving habits of both locals and visitors. We cannot expect our State Police to handle the multiple, daily driving infractions seen daily so I am interested in how other townships handle a lack of a town police force. Thank you for the survey. I love living in Millville and think it's the perfect choice for me.	6/7/2018 6:26 AM
105	We need a 24 hr. emergency medical facility. We need stores like Trader Joe's and Whole Foods We need very well kept street and road paving. We have a dearth of restaurants open all year in the whole area-not just Millville.	6/6/2018 8:12 AM
106	The Town has more than enough housing for sale. Slow down new development . The traffic is imposable in summer months and becoming difficult in off season. Starting to look like North Jersey.	6/6/2018 7:40 AM
107	Millville should look to increase the number of doctors and medical facilities	6/6/2018 6:05 AM
108	Keep it as a quaint little town, great to retire here. Don't over-build or over-develop it. Then you have nothing to distinguish you from any other town! Last thing I want to see is abandoned buildings or businesses. I chose to live here because it is uncluttered! Item #10 - Millville should annex gaps (enclaves) within the current Town boundary: You use the term "annex" when talking about something already within the current Town boundary!??	6/5/2018 11:24 PM
109	The Town building permit fees are too high and are over burden on homeowners trying to improve their property. Why is there a permit fee for patio pavers? This is just another tax placed on homeowners when the Town has several hundred thousands dollars in reserve. The Town is wasting money on the new Park that will not be utilized by a majority of its residents. Why are part time residents not allowed to VOTE in Town elections. I pay property taxes.	6/5/2018 8:54 PM
110	Further residential development should include traffic studies. Roads are beginning to get crowded. Additional town center like development should be prioritized in new communities, including retail.	6/5/2018 7:59 PM
111	Town should market the Town of Millville towards a younger or mixed age demographic of home owners. Talk about the promise of new healthcare facilities, additional retail opportunities, food service, educational settings and local parks, as well as the beach.	6/5/2018 11:24 AM
112	We have enough building. Our infrastructure can't handle what we have. I like the idea of town trash service. Include the fee in the tax bill. This way you have people less likely throwing their trash on the roadways. It also cuts down on the number of trash companies coming into certain neighborhoods thereby lessening traffic and wear and tear on the streets.	6/4/2018 10:12 AM
113	Going to need to consider traffic lights at busy intersections on Route 26. Current lights on 26 need to be better synced.	5/29/2018 9:46 AM
114	We've noticed that there are two cities in DE named Millville. Would it be beneficial to connect with Oceanview and combine facilities for economic and practical reasons?	5/25/2018 7:21 PM

115	Does the plan address emergency management issues and is that plan part of and coordinated through county and state plans	5/25/2018 9:05 AM
116	The present government serves the community well and at a reasonable cost. We don't need to add more staff and cost. Look at what happened in Ocean View. We're 1,000 FT residents; we don't need to be Rehoboth!	5/25/2018 7:50 AM
117	Millville is lucky to have its current township staff - they are all pros and very accessible to the public - 3 concerns to consider for the future 1-should we conduct a study to see at what point we need our own police force? 2-I think we should have a financial study/forecast done to development a financial contingency plan in case new construction levels off and the township can't rely on building permits and transfer taxes like it does now - I'd hate us to get hit with big real estate tax increase all at once. 3-How big in terms of population and sq miles do we want the town to be - I prefer it staying smaller and maintaining a small town feel to it.	5/21/2018 5:01 PM
118	Provide and ADVERTISE more opportunities for public input and incorporate public feedback into the plan as opposed to merely collecting information without using it to change and improve the Comp. plan. Use a variety of methods to promote public engagement (i.e., Town Hall Meetings, mailers, newspaper ads) and incorporate public input. Millville possesses the finances to implement these suggestions to achieve a successful and community-driven comp. plan update!!	5/21/2018 9:26 AM
119	1. petition DELDOT for the traffic light opposite Dollar General 2. Pay for three shifts of State police to cover the town of Millville	5/20/2018 6:10 PM
120	1. Survey did not allow for this input: My property is on: public sewer well water 2. Comment re: Millville's planned future-----This town plans reflect an alarming pattern that started w/ the Millville by the Sea approved plan: it is growing TOO FAST! It is risking the permanent loss of what made Millville so special and desirable. There have been many positive changes, like the small park plan, and the water retention/conservation areas. As well as the planning and outcomes that went into the Town Hall and adjacent DE State Police presence. This and many other positive changes have enhanced our town. I am a Delawarean, and even though I am not living here permanently .. yet, I am frankly appalled by those folks who move here from large municipal areas, and then attempt to turn what was a peaceful town into places that they wanted to leave. Allowing developers to make a lot of money and gaining personal interests at the expense of what most of us here want; a peaceful and quiet place to live when we retire, is really shameful. Please spend some time in reflection and think about others, and the future-both short and long term before we lose a great place to live. 3. Also, we really appreciate the fire/ambulance presence BUT ... is there any way to tone down the very frequent noise? Realizing the summer is busy w/ tourists and visitors, there are times when they have to alert folks of their movement but now, even in the winter, fall and spring it seems to be an excessive amount of noise. It doesn't have to be so loud, since there are alternative methods for contacting fire/ambulance support. Again, thank you for your service and we meant no disrespect to fire/ambulance.....just asking for consideration on the EMS noise mitigation, if possible. Thank you.	5/19/2018 10:12 AM
121	band stand area to draw entertainment acts in the summer	5/18/2018 8:57 PM
122	1. Adopt or develop a unified Developers code for the Town, similar to New Castle County. 2. Increase green space requirements with emphasis on new Developments. 3. Increase Tree canopy cover. 4. Participate in Dark Sky initiatives. 5. Preserve farmland. 6. Require new construction to complete Archeological resource studies and surveys. 7. Properly preserve artifacts and put on display where possible. 8. Identify and preserve historic buildings. 9. Continue to find creative ways to keep Town taxes low without increasing the size of the Town.	5/18/2018 4:21 PM
123	Let's keep it a small community and add enhancements such as parks and walking paths.	5/18/2018 10:52 AM
124	Continue to raze old, delapidated properties in the area Need a cell tower.	5/16/2018 11:47 AM
125	Town is big enough	5/15/2018 8:11 AM
126	Publish a street map, including Millville-by-the-Sea.	5/12/2018 4:36 PM
127	Emphasis on being a Beach Community	5/12/2018 1:24 PM
128	Having lived in rapid growth communities, we need to protect green space, parks and encourage community volunteers. The position of the community as a retirement or beach community is protected by expanded green space and nurtured community involvement	5/11/2018 12:20 PM
129	There should be land set aside, possibly near the new park, for parking, a paid beach shuttle, farmers market, and other outdoor concerts, festivals etc.	5/11/2018 11:20 AM
130	Transportation system needs to be provided, especially for resort workers vital to the local tax base	5/10/2018 5:43 PM

131	extend some form of shuttle service to Bethany and the beaches along with parking.	5/10/2018 3:55 PM
132	Noise ordinance against barking dogs.	5/10/2018 3:14 PM
133	Encourage a retirement community that include independent living, assisted living and skilled nursing units.	5/10/2018 10:28 AM
134	Easing of traffic on Route 20.	5/9/2018 1:53 PM
135	I understand the demand for growth but it needs to be addressed carefully and prudently. Increasing the size by a FACTOR OF 10 will put a major burden on roads, facilities and infrastructure.	5/9/2018 12:48 PM
136	I currently live in MBTS and love my community. We are eggared to be getting the emergency center. My neighbors and I have been talking about a Target in area would be much needed!	5/9/2018 9:29 AM
137	Preserve representation in government positions for original community.	5/8/2018 2:01 PM
138	Police presence via it a combination of contracting with state police and a town police force, or increasing the amount of coverage with state police. Better upkeep of weeds on town sidewalks and cleaning of debris/trash. Are we getting a park or not? Permits should have been in place from the start.	5/8/2018 1:09 PM
139	With the continued growth of residential communities, local laws need to be either strengthened or setup to deal with the multitude of issues and complaints with land developers. This includes developments such as Millville by the Sea, Bishops Landing, and Fairview Village where there are ongoing conflicts with land developers. HOAs don't have the legal funds necessary to represent them in court cases, and therefore, the developers have the upper hand in riding "rough shod" over the individual HOAs. I would think twice about recommending this place as a retirement community.	5/8/2018 11:34 AM
140	Too much construction. We bought in Millville to get away from all this congestion. By the time we retire, we will have to move again.	5/8/2018 9:34 AM
141	Development is good, but Millville must assure that it is QUALITY development. REQUIRE that developers provide street sizes that permit curb parking as well as safe access for emergency vehicles. REQUIRE that town construction inspectors actually do their jobs. Too many new homes are being provided occupancy permits with structural faults. Create and live by a MILLVILLE Residential Construction Code. Using the National Building code is not acceptable as this permits builders to build to a minimum acceptable standard which is not conducive high quality builds. Do not allow Millville to be known as the community that has "junk" houses. Yes, developers come in showing lots of money to the town, but the town as the more valuable commodity; land. If developers want to earn money by building on Millville land, make them live up to a higher standard than the "minimally acceptable standards". And then, require that the town construction inspectors enforce those higher standards.	5/8/2018 8:00 AM
142	Millville has grown exponentially in the past few years. It may be time to slow down and relook what the town needs to keep current residents happy/wanting to stay, and to entice higher-dollar housing (revenue). Schools are another issue. Time to slow down and think long term.	5/7/2018 8:59 PM
143	A combined police dept with neighboring communities would seem to be a good solution, rather than each community having their own. Also, GET RID OF THE MEDIACOM MONOPOLY!!!!	5/7/2018 7:16 PM
144	increased access to rehab services for those who need it.	5/7/2018 7:02 PM
145	The town has failed miserably in the last ten years from the development perspective. We don't need row houses for weekenders. We need to develop the town as a small town with individual houses with at least half acre lots. As far as I am concerned the town has been doing a money grab on development, spending the money as they go with no fiscal responsibility and no eye to the future. Building the employee base with no thought other than their own personal enrichment making new laws so they have to have more people to enforce them. Soon as the development slows down and money stops coming in they will have to increase taxes again like Ocean View, De.	5/7/2018 12:36 PM
146	The current residents should be considered before the business concerns.	5/7/2018 10:28 AM
147	The building density should be decreased. We are beginning to have a town that all looks the same and open space is declining.	5/7/2018 10:27 AM
148	Enough is Enough with new HOUSING!	5/7/2018 10:12 AM
149	Please plan growth carefully and not for just obtaining revenues.	5/7/2018 9:35 AM

150	Thank you for asking. You at the town hall and on the council do a great job. Thanks so much.	5/7/2018 8:00 AM
151	town should limit the amount of townhouses and require homes instead	5/6/2018 6:51 PM
152	We chose Millville because it is close enough to the beaches, but far enough to get away from the crowds. We hope Millville doesn't become overcrowded. We love it just the way it is now. The only thing we would like would be more options to shuttle to the beaches.	5/6/2018 1:01 PM
153	Balance	5/6/2018 12:30 PM
154	Make all roads bike friendly	5/6/2018 11:26 AM
155	Dog park	5/6/2018 10:28 AM
156	Further infrastructure due to the amount of building that has taken place and already being planned in the near future. Given what I am seeing being built new roads will be needed. In addition Medical Care will be needed to increase as additional folks make Millville their permanent home in the near future.	5/6/2018 9:59 AM
157	Tear down derelict buildings, more personnel to enforce town codes, side road snow removal, clean up roadways from trash. Thanks for asking!	5/6/2018 9:42 AM
158	Get rid of Tidewater.	5/6/2018 9:19 AM
159	Need to slow down the development and preserve open space. Storm Water management is critical and we will need the open spaces to be able to address this issue.	5/6/2018 6:32 AM
160	Do not connect the Cedar Grove Villas with drive thru roads to new developments. This has been stopped in the past and should remain the same.	5/5/2018 3:55 PM
161	improved snow removal need for a police dept.	5/5/2018 2:53 PM
162	Better snow removal on Millville main roads.	5/5/2018 2:42 PM
163	Don't change my Millville. I moved from Ocean View to Millville for a reason.	5/5/2018 9:58 AM
164	Would like roads to be expanded before more developments are approved	5/5/2018 9:25 AM
165	Roads and congestion	5/5/2018 1:26 AM
166	We would like to see an emphasis on development of the town park. There seems to be a lack of expediting the process with the soil conservation district.	5/4/2018 11:00 PM
167	Infrastructure needs to keep up with new housing developments.	5/4/2018 3:11 PM
168	Would like to be part of a regional or county police force. Enjoying Millville, looking forward to future outdoor growth with parks and trails.	5/4/2018 1:44 PM
169	A Millville Police force should be a number one priority	5/4/2018 1:12 PM
170	Ww love it here. We just want it to be affordable and not busy.	5/4/2018 1:03 PM
171	Add additional Open/Green spaces, and connect walking trails and access(sidewalks) in the subdivisions, Developers need to include those to their plans.	5/4/2018 12:39 PM
172	growth is good but we should have controlled growth. Constantly approving large scale housing communities is not good for the community. The developers will built as many units as possible with no thought for the entire community. There should be no apartment rental units in the community.	5/4/2018 12:22 AM
173	lets get diversified with cable company offering Media Com is less than satisfactory. We need competition from Verizon and Comcast here.	5/3/2018 5:23 PM
174	What is important to me is to not have over building especially since we do not have the roads to support all these new developments. Sidewalks, trolley leaving from Giant to the ocean, parks, green spaces , library are all important to me. We do not need more strip malls and dollar stores. Please do not make Millville look like ocean city, Dewey and rt 1 by the outlets. In the end no one will want to live in Millville. SMART growth.	5/2/2018 4:24 AM
175	I love that the town has a laid back atmosphere. Don't need a lot of unnecessary ordinances. Keep it simple.	5/1/2018 9:33 PM
176	Please recognize there a lot of families in the community. I feel not enough events and or activities are available for families with school aged children.	5/1/2018 9:05 PM

177	The town needs to be more business friendly and support the businesses that it already has.	5/1/2018 2:16 PM
178	The town should be more environmentally conscientious and it's planning. Developers should be held accountable for financially supporting the infrastructure that is needed due to their development!	5/1/2018 1:44 PM

APPENDIX D

DATA INVENTORY

Town

State

County

Other

GIS

Town Data

- Comprehensive Plan (2003 & 2008)
- Comprehensive Plan Annual Reports (2011-2013, 2015, 2017-2018)
- Atlantic Avenue Streetscape Plan (4/2008)
- Budget FY2019 (*FY13-18 available*)
- Building Permit Log
- Business Licenses
- Business Survey (4)
- Code & Building Department Monthly Reports (1/2015-5/2018)
- Code Enforcement Complaints (2008-2018)
- Community Survey (452)
- Comprehensive Plan Redline Comments (1: Sally)
- Complaints (2008-2018)
- Design Development & Standards (2011)
- Event Licenses
- HOA Information (list & notes)
- Millville Town Park Survey Results
- Nonprofit Organizations (4: Millville UMC, Beacon Baptist Church, MVFC, Doric Lodge #30)
- Organization Interviews (3: Doric Lodge #30, Millville UMC, MVFC)
- Photos (Beacon Baptist Church, Bishops Landing, Doric Lodge, Millville by the Sea, Millville United Methodist Church, Millville Volunteer Fire Company, Windhurst Manor)
- Property Listings (active)
- Property Listings (inactive)
- Realtor Licenses
- Rental Licenses
- Roads & Boundaries Map
- Stormwater Management Guidelines Brochure
- SWOT Analysis (10: Sally, Anna, Matt, RC, Sharon, Griffin, 4 unnamed)
- The Mill Wheel Newsletter (6/2012-5/2018)
- Welcome Pamphlet (2018)
- Zoning Map (7/2012)

State Data

- Annexation Map-Plan of Services (12/2018)
- Blueprint for a Bicycle-Friendly Delaware – A Statewide Policy Plan (4/2018)
- Climate Action in Delaware: 2016 Progress Report
- Delaware All-Hazard Mitigation Plan (8/2018)
- Delaware Bicycle Facility Master Plan (10/2005)
- Delaware Climate Change Impact Assessment (2/2014)
- Delaware Historic Preservation Plan (2013-2017)
- Delaware Housing Needs Assessment (2015-2020)
- Delaware Statewide Pedestrian Action Plan (7/2007)
- Delaware Strategies for State Policies and Spending (2015)
- Delaware Transportation Lighting Inventory & Assessment, IPA (2/2016)
- OSPC Annual Report (2008-2018)
- OSPC Pre-PLUS Application / State Comments (6/22/2017)
- State of Housing & Homelessness in the First State, Housing Alliance Delaware (2017)

Sussex County Data

- Sussex County Comprehensive Plan (July 2018 Draft / adopted 12/4/2018 – waiting on CCSPI & Governor for final)
- Sussex County Multi-Jurisdictional All Hazard Mitigation Plan (9/2016)
- Sussex County Transportation Operations Management Plan (9/2017)

Other Data

- U.S. Census Data (& associated County/State data, as needed) (2000 & 2010)
- American Community Survey Data (& associated County/State data, as needed) (2006-2010, 2012-2016, 2013-2017)
- Population Projections – 2 Series, Delaware Population Consortium (2017 & 2018)
- Seasonal Projections – County Level, Delaware Population Consortium (2017)
- Hospitals, US Hospital Finder (September 2018)
- Public School Enrollment, IRSD (9/2018)

GIS Data

- Aerial: State of Delaware/ESRI (3/9/2017)
- Area of Concern: Town of Millville (2008)
- Bike Routes: DelDOT/FirstMap (2017)
- Coastal Zone: DNREC/FirstMap (2017)
- Evacuation Routes: DelDOT/FirstMap (2017)
- Excellent Recharge Areas: DNREC/FirstMap (9/2018)
- Existing Land Use: Town of Millville (10/2008)
- Floodplain: FEMA Map Service Center (2017)
- Functional Classifications: DelDOT/FirstMap (2017)
- Future Land Use: Town of Millville (10/2008)
- Parcels: Sussex County (12/2017)
- Potential Annexation Area: Town of Millville (2008)
- Roads / Street Names: Sussex County (12/2017)
- Sea Level Rise: DGS/FirstMap (2017)
- Sidewalks: DelDOT/FirstMap (12/2015)
- State Strategies: OSPC/FirstMap (2016)
- Tax Ditch: DNREC/FirstMap (2017)
- Town Boundary: OSPC/FirstMap (7/2018)
- Trails & Paths: Delaware State Parks/FirstMap (2017)
- Traffic Devices: DelDOT/FirstMap (2017)
- Wastewater Service Area CPCN: Sussex County (2017)
- Water Bodies: USGS/FirstMap (2014)
- Water Service Area CPCN: Sussex County (2017)
- Watersheds: USGS/FirstMap (7/2017)
- Wellhead Protection Areas: DNREC/FirstMap (9/2018)
- Wetlands: DNREC/FirstMap (12/2011)
- Zoning: Town of Millville (7/20/2012)

APPENDIX E

PLUS COMMENTS & TOWN RESPONSE



**STATE OF DELAWARE
EXECUTIVE DEPARTMENT
OFFICE OF STATE PLANNING COORDINATION**

May 22, 2019

Debbie Botchie, Town Manager
Town of Millville
36404 Club House Road
Millville, DE 119967

RE: PLUS review 2019-04-06; Town of Millville Comprehensive Plan

Dear Debbie:

Thank you for meeting with State agency planners on April 24, 2019 to discuss the Town of Millville's comprehensive plan. State agencies have reviewed the documents submitted and offer the following comments. Please note that changes to the plan, other than those suggested in this letter, could result in additional comments from the State. Additionally, these comments reflect only issues that are the responsibility of the agencies represented at the meeting.

Certification Comments: These comments must be addressed in order for our office to consider the plan update consistent with the requirements of Title 22, § 702 and Title 29, § 9103 of the Del. Code.

- According to the 2010 Census, the population of the Town of Millville was 544 people. The 2017 ACS 5 year population estimates reflect a population of 1,709 people. The ACS estimates are used on page 28 for the population profile. On page 39 the population projections from the Delaware Population Consortium are used to discuss the Housing and population projections. These projections list an estimated population in 2050 as 1,012, which is well under the ACS data projected. The plan should discuss these differences and determine the most accurate population data for the plan. If the DPC projection are underestimated, the town should set a goal to work with DPC to reconfigure this data so the town can accurately plan for the future population.
- According to Title 22, Section 702 Del C., towns with a population of less than 2,000 are required to state their position on housing growth within the municipality. DSHA reviewed the draft Comprehensive Plan and has the following certification concern:

122 Martin Luther King Jr. Blvd. South – Haslet Armory - Third Floor - Dover, DE 19901
Phone (302)739-3090 · Fax (302) 739-5661 · www.stateplanning.delaware.gov

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- It does not contain a housing position. In fact, it is troubling that the other eight chapters contain thought-out goals and recommendations while the housing chapter ends with a chart.

Facilitating affordable housing for current and future residents is a federal, state *and local issue*. At a time when Federal resources for housing are diminishing, it is important that all levels of governments be engaged, bringing their resources and abilities to the table. The local role is most critical for towns where the need for housing, affordable to the many residents who work in the coastal resort economy, is acute and well documented. In addition, the Town of Millville is located within a DSHA-defined "Areas of Opportunity" which are strong, high value markets, offering economic opportunity, high performing schools, and supportive infrastructure that help household succeed. While the Town of Millville is small and market forces do present challenges, being a municipality carries with it the responsibility to allow all citizens the opportunity to live within the Town to the extent possible through land use regulations, policies and programs. At a minimum, the Town of Millville's position on housing should reflect a *willingness* to permit affordable housing opportunities for people of all income levels so they can live and work in Millville and gain access to the resources and benefits this area provides.

Recommendations: Our office strongly recommends that the Town consider these recommendations from the various State agencies as you review your plan for final approval. The following recommendations will, we feel, enhance the proposed plan. We ask that the town consider these recommendations before finalizing the plan.

Office of State Planning Coordination – Contact: Dorothy Morris 739-3090

Congratulations to the Town of Millville on a very well written plan which will guide the town through the upcoming years. Please consider the following recommendations:

- The Town of Ocean View is currently updating their plan. One of their goals is the redevelopment of Route 26. At the time of the review of their comprehensive plan Pre-Update review, It was recommended to the Town of Ocean View that they work with Millville to create a master plan for the Route 26 corridor. It is recommended that Millville include a recommendation to work with Ocean View on the redevelopment of Route 26 in your comprehensive plan as well.
- Page 74 lays out the reasons for an Overlay Zone. This zone is not on any map. Recommend it gets included in a map, possibly Map 2.
- If you have not already done so, please verify boundaries from email sent to you last month. The Office of State Planning is, at this time, working to determine if the municipal boundaries we have on file are correct. If you have already done this, please send me an email verifying that the boundaries we show are correct. Also verify if the

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boundaries should match the parcel lines for those that are close and how you charter defines annexations with regards to the centerline of the road or all the way across.

- The town has put together over 35 implementation items over the next 10 years that they would like to accomplish. While prioritizing is good, the town should identify 3-5 that are most important to them and make a plan to tackle them over the next 2 years.

Department of Transportation – Contact: Bill Brockenbrough 760-2109

- DelDOT asks that the Town review Chapter 13, Mobility, in the adopted Sussex County Comprehensive Plan 2018 in order to ensure alignment with the County's goals and objectives.
- DelDOT applauds the Town for including connectivity in Recommendation 6-4 and encourages them to continue to work with DelDOT and first responders to ensure a safe and easily navigated connected road system.
- Ms. Jenn Cinelli is a DelDOT long range planner assigned both to support Comprehensive Plan writing in Sussex County and to help connect the Town to DelDOT resources that can support implementation of the plan recommendations. She can help address DelDOT's comments from PLUS as well as any other questions the Town may have. She can be reached at (302) 760-2549 or Jennifer.Cinelli@delaware.gov.

The Department of Natural Resources and Environmental Control – Contact: Michael Tholstrup 739-9071

Page 48 Redevelopment

- Brownfields are real property the redevelopment, reuse, or expansion of which may be hindered as a result of a reasonably-held belief that they may be environmentally contaminated (7 Del.C. §9103(3)). Productive use of these idle properties provides "new" areas for economic development, primarily in former industrial/urban areas with existing utilities, roads and other infrastructure. DNREC encourages the development of Brownfields and offers assistance and may be able to provide grant funding when investigating and remediating Brownfield sites.

The Delaware Brownfields Marketplace is an interactive database that contains a list of potential Brownfield sites throughout Delaware. The inventory is designed to make it easier for buyers and developers to locate potential Brownfield properties. Cleaning up and reinvesting in these properties protects the environment, reduces blight, and helps to create jobs for Delaware citizens, while preserving Delaware's precious green space and natural resources.

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To add sites in your municipality to the Marketplace (with owner approval) please contact Melissa Leckie at DNREC's Site Investigation and Restoration Section at (302) 395-2600 or by email at Melissa.Leckie@delaware.gov.

For information on the Brownfields Program or to determine if any sites in your municipality are currently enrolled in the Brownfields Development Program, please contact Jill Williams-Hall at DNREC's Site Investigation and Restoration Section at (302) 395-2600 or by email at Jill.Hall@delaware.gov or visit: <http://www.dnrec.delaware.gov/dwhs/SIRB/Pages/Brownfields.aspx>.

- The Site Investigation and Restoration Section has noted that the Millville Mobil (site DE-1227) has completed remediation and is administratively closed with the program.
 - Tank Management Section facility #5-000316

Recommendations: Consider adding any known contaminated sites to the Brownfields Program.

Page 59-60 Climate Change and Sea Level Rise

- The plan discusses and identifies a Flood Hazard District which incorporates zoning requirements to “prevent or minimize flood damage in the future,” which corresponds to FEMA Flood Insurance Rate Maps.

DNREC has recently developed specific guidance for flood avoidance in future sea level rise scenarios. These resources are being utilized by State agencies and are non-regulatory, but can assist in municipal planning efforts (www.de.gov/floodavoidance).

Recommendations: The plan goals in this section should include discussion of proactive measures to avoid impacts from future sea level rise inundation/storm surge

Pages 58, 59, & 61 Source Water Protection

- Source water protection areas include surface water water-supply watersheds, wellhead protection areas, and excellent groundwater recharge potential areas. The north eastern portion of the Town of Millville has an excellent recharge area which extends into adjacent Ocean View, in the vicinity of Frontier Drive as shown in Figure 1, below. There is also an excellent recharge area within the Plan’s northern future annexation area as identified on Map 6, Future Land Use and Annexations.

Delaware’s Source Water Protection Law of 2001 (7 Del C. §6081-6084) requires that all municipalities with greater than 2,000 residents adopt and enforce a source water protection ordinance. However, the Town of Millville currently has fewer than 2000 persons.

Recommendations: Because the Town has fewer than 2000 persons, there is no statutory requirement for Millville to implement a source water protection ordinance.

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However the Town is encouraged to consider adopting a source water protection ordinance that is protective of both wellhead and excellent recharge areas. The Plan's Goal 8-6 should be amended to include the excellent recharge area protections in the proposed source water protection ordinance. Should you have any questions regarding the requirements of the source water protection law, the source water protection program, or want technical assistance to develop the language, please contact Doug Rambo of the DNREC Division of Water, at (302) 739-9945.

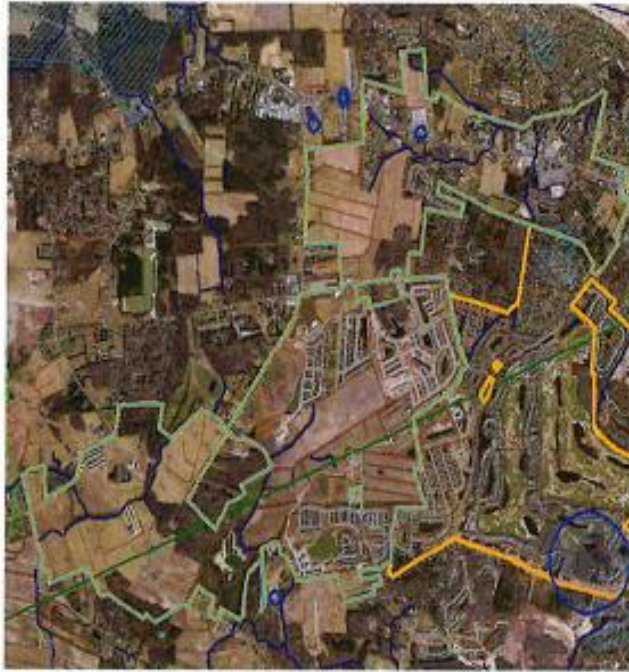


Figure 1. Excellent Recharge Potential areas are identified with diagonal blue stripe

Pages 59-60 Climate Change and Sea Level Rise

- The DNREC Division of Climate, Coastal, & Energy administers a Sustainable Communities Planning Grant program, which may be included in the list of Climate Change resources/funding (www.de.gov/sustainablecommunities).
- The Division also offers incentives for clean transportation and energy efficiency which may be included in the list. These programs address climate change goals of reducing greenhouse gas emissions and improve overall air quality (www.de.gov/cleantransportation, www.de.gov/ceif).

Page 60 Environmental Protection- Goals

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Recommendations: The following strategies may be included as “proposals for ordinance” in the Town of Millville’s Comprehensive plan:

- Implement regulations to protect freshwater wetlands including a 100-foot upland buffer width from all streams, wetlands, and waterbodies.
- Create an impervious surface mitigation plan for all parking areas.
- Prohibit development on hydric soils.
- Require the use of “green-technology” storm water management practices.
- Require the assessment of a project’s TMDL nutrient loading rate through use of DNREC’s Nutrient Load Assessment protocol or the land-use loading rate model developed by the Chesapeake Bay program (with calculations performed by a consulting engineering firm or licensed engineer on behalf of the applicant). These can aid the design the most environmentally effective strategies. The Chesapeake Bay model report can be found at: <http://cast.chesapeakebay.net/Documentation/ModelDocumentation>.

State Historic Preservation Office – Contact: Carlton Hall 302-736-7404

- The SHPO office would be interested in reviewing a copy of the report of the survey and seeing and what criteria was used to make the determination that there are no buildings within the town limits that qualify for potential National Register listing. Our staff would be willing to conduct a site to Millville to assist the Town.
- Our office also suggests the Town look into the possibility of becoming a CLG to protect future historic buildings.
- Note also that the new statewide historic preservation plan, *Partners in Preservation: Planning for the Future, Delaware’s Historic Preservation Plan 2018-2022*, is now available online at: <https://history.delaware.gov/pdfs/2018-2022DelawareSHPOPlan.pdf> (single-page version for printing also available). The new plan emphasizes partnering to achieve common goals and connecting with other planning efforts. SHPO encourages all municipalities to consider how the goals, strategies and actions outlined in the new plan may support and be coordinated with their local planning efforts.

State Housing Authority – Contact: Karen Horton 739-4263

- The following are examples of strategies to help with affordable housing that the town should consider. They are particularly helpful in strong market areas such as Millville:
 - Provide additional housing opportunities within the existing housing stock such as permitting accessory dwelling units in residential areas as a matter of right. This can help residents age in place and address some of the need for seasonal housing.
 - Encourage the provision of employee-occupied rental units within commercial and public facilities.

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- Create an inventory of properties potentially suitable for affordable housing.
- Adopt inclusionary zoning to ensure that any new residential development includes a percentage of affordable housing.
- Consider long-term affordability programs and tools to preserve public investment and to ensure a sustainable affordable housing stock. This can be through partnering with the Diamond State Community Land Trust (DSCLT). This partnership could be through donated land within the Town to the DSCLT or contractual agreements for DSCLT to monitor long-term affordability restrictions on units set aside by the Town.
- Prepare and approve *reasonable* Affordable Housing Guidelines to provide guidance to developers on the types of housing proposals that will be acceptable to the community.
- Convert existing housing to long-term affordability by exploring various program models for converting existing housing to have long-term affordability restrictions.

Department of Agriculture – Contact: Scott Blaier 698-4532

- Page 64 - The Department of Agriculture (DDA) appreciates the town's recognition and support of the Agricultural Lands Preservation Program.
- Regarding the town's plans for future annexation and growth, please take note of properties participating in the state's Agricultural Lands Preservation Program. There are some properties currently enrolled in the program south and west of the town's current municipal boundary. The department encourages the town to identify these properties as preserved on the town's maps where appropriate. The latest GIS layer showing those properties are available through the department's GIS Coordinator, Jimmy Kroon (698-4533).

Approval Procedures:

- Once all edits, changes and corrections have been made to the Plan, please submit the completed document (text and maps) to our office for review. **Your PLUS response letter should accompany this submission.** Also include documentation about the public review process. In addition, please include documentation that the plan has been sent to other jurisdictions for review and comment, and include any comments received and your response to them. Substantial changes to this draft could warrant another PLUS review.
- Our office will require a maximum of 20 working days to complete this review.
 - If our review determines that the revisions have adequately addressed all certification items (if applicable), we will forward you a letter to this effect.
 - If there are outstanding items we will document them in a letter, and ask the town to resubmit the plan once the items are addressed. Once all items are addressed, we will send you the letter as described above.
- Once you receive our letter stating that all certification items (if applicable) have been addressed, the Planning Commission and Council should adopt the plan pending State

PLUS review 2019-04-06

Page 8 of 8

certification. We strongly recommend that your Council adopt the plan by ordinance. The ordinance should be written so that the plan will go into effect upon receipt of the certification letter from the Governor.

- Send our office a copy of the adopted plan along with the ordinance (or other documentation) that formally adopts your plan. We will forward these materials to the Governor for his consideration.
- At his discretion, the Governor will issue a certification letter to your Town.
- Once you receive your certification letter, please forward two (2) bound paper copies and one electronic copy of your plan to our office for our records.

Thank you for the opportunity to review this Comprehensive Plan. If you have any questions, please contact me at 302-739-3090.

Sincerely,



Constance C. Holland, AICP
Director, Office of State Planning Coordination

TO: Dorothy Morris, Office of State Planning

FROM: Debbie Pfeil, KCI Technologies Inc.

CC: Debbie Botchie, Millville Town Manager

DATE: October 3, 2019

RE: PLUS review 2019-04-06; Town of Millville Comprehensive Plan

Listed below you will find the Town's responses and changes made to the draft Comprehensive Plan for your consideration and approval. The Town Council is voting next Tuesday, October 8 for potential adoption.

Certification Comments: These comments must be addressed in order for our office to consider the plan update consistent with the requirements of Title 22, § 702 and Title 29, § 9103 of the Del. Code.

- According to the 2010 Census, the population of the Town of Millville was 544 people. The 2017 ACS 5 year population estimates reflect a population of 1,709 people. The ACS estimates are used on page 28 for the population profile. On page 39 the population projections from the Delaware Population Consortium are used to discuss the Housing and population projections. These projections list an estimated population in 2050 as 1,012, which is well under the ACS data projected. The plan should discuss these differences and determine the most accurate population data for the plan. If the DPC projection are underestimated, the town should set a goal to work with DPC to reconfigure this data so the town can accurately plan for the future population.

TOWN RESPONSE-The Town's goal is to capture the most current data regarding population from credible sources. While obtaining the data, one of the variables that could change the outcome would be the timing of the information and the methodology used. The Town acknowledges the differences; however, the majority of funding agencies will require use of the Census/ACS for supportive data. The Town will work with DPC once the new Census numbers become available and coordinate in future local calculations.

PLAN CHANGE, PAGE 29 FIRST PARAGRAPH:

The following chapter offers a population and housing profile for the Town. Most of the data from in this chapter has been drawn from U.S. Census products, unless otherwise noted. It should be noted that, due to possible sampling and surveying error, the data contained in this chapter cannot be construed as an irrefutable measure of existing population or housing conditions. The Town recognizes the differences in the population estimates from the 2010 Census, 2017 American Community Survey and the Delaware Population Consortium based on methodology and actual dates of data collection. At this time, the Town would follow the 2017 ACS data as it is the most recent and acceptable source for funding agency applications. The Town will continue to work with DPC on future population projections.

- According to Title 22, Section 702 Del C., towns with a population of less than 2,000 are required to state their position on housing growth within the municipality. DSHA reviewed the draft Comprehensive Plan and has the following certification concern:
 - It does not contain a housing position. In fact, it is troubling that the other eight chapters contain thought-out goals and recommendations while the housing chapter ends with a chart.

Facilitating affordable housing for current and future residents is a federal, state and local

issue. At a time when Federal resources for housing are diminishing, it is important that all levels of governments be engaged, bringing their resources and abilities to the table. The local role is most critical for towns where the need for housing, affordable to the many residents who work in the coastal resort economy, is acute and well documented. In addition, the Town of Millville is located within a OSHA-defined "Areas of Opportunity" which are strong, high value markets, offering economic opportunity, high performing schools, and supportive infrastructure that help household succeed. While the Town of Millville is small and market forces do present challenges, being a municipality carries with it the responsibility to allow all citizens the opportunity to live within the Town to the extent possible through land use regulations, policies and programs. At a minimum, the Town of Millville's position on housing should reflect a *willingness* to permit affordable housing opportunities for people of all income levels so they can live and work in Millville and gain access to the resources and benefits this area provides.

Recommendations: Our office strongly recommends that the Town consider these recommendations from the various State agencies as you review your plan for final approval. The following recommendations will, we feel, enhance the proposed plan. We ask that the town consider these recommendations before finalizing the plan.

TOWN RESPONSE-It appears that it is assumed the Town does not promote nor accommodate affordable housing, where is this derived from at this time. It is troubling that this item is a certification issues as this is a Community under the 2,000 population requirement. The Department could have provided the opportunity, need and resources information as the other State agencies for consideration in the Plan.

PLAN CHANGE, PAGE 41 GOALS:

Added- Goals Section

4-1 | The town is located within an osha-defined "areas of opportunity" which are strong, high value markets, offering economic opportunity, high performing schools, and supportive infrastructure that help households succeed. The town will continue to encourage and support a variety of housing types where people of all income levels and ages should be able to afford quality housing.

4-2 | The town will continue to work with developers, non-profit organizations and the Delaware State Housing Authority to support housing for all income levels.

Office of State Planning Coordination - Contact: Dorothy Morris 739-3090

Congratulations to the Town of Millville on a very well written plan which will guide the town through the upcoming years. Please consider the following recommendations:

The Town of Ocean View is currently updating their plan. One of their goals is the redevelopment of Route 26. At the time of the review of their comprehensive plan Pre- Update review, it was recommended to the Town of Ocean View that they work with Millville to create a master plan for the Route 26 corridor. It is recommended that Millville include a recommendation to work with Ocean View on the redevelopment of Route 26 in your comprehensive plan as well.

PLAN CHANGE, PAGE 50 UNDER 5-2:

ADDED-The Town should coordinate ongoing gateway development with all annexation activities and continue to work with the Town of Ocean View on the redevelopment of the Route 26 Corridor.

Page 74 lays out the reasons for an Overlay Zone. This zone is not on any map. Recommend it gets included in a map, possibly Map 2.

PLAN CHANGE, Page 75 UNDER OVERLAY ZONE 2 PARAGRAPH-

ADDED-In order to minimize those losses, Millville adopted these regulations, which apply to all development and new construction within special flood hazard areas. Ordinance 15-01 adopted a new Chapter 155 designating a Floodplain Administrator, criteria for development in the Flood Hazard Areas and procedures that took effect on March 16, 2015. Maps and studies that establish the special flood hazard areas are on file in Town Hall.

If you have not already done so, please verify boundaries from email sent to you last month. The Office of State Planning is, at this time, working to determine if the municipal boundaries we have on file are correct. If you have already done this, please send me an email verifying that the boundaries we show are correct. Also verify if the boundaries should match the parcel lines for those that are close and how you charter defines annexations with regards to the centerline of the road or all the way across.

TOWN RESPONSE-

The Town will continue to work with the State and County regarding Annexations and the Municipal Boundaries. The Town has initiated and attended multiple meetings over the years with Sussex County to complete this initiative. The Town is committed to and is moving forward with parcel based zoning; however, several of the partial in town limits parcels are valid and the Town will need to work with each property owner to address the issue.

The town has put together over 35 implementation items over the next 10 years that they would like to accomplish. While prioritizing is good, the town should identify 3-5 that are most important to them and make a plan to tackle them over the next 2 years.

TOWN RESPONSE-

The implementation items are reviewed on an annual basis during the budget process and updated in the Annual report to OSPC in July. Implementation items are also enacted based on available grant and loan funding through several program, when available. The Town is committed to moving forward with the implementation items and will have additional initiatives to complete before the next ten year Comprehensive Plan update as well.

Department of Transportation -Contact: Bill Brockenbrough 760-2109 -

DelDOT asks that the Town review Chapter 13, Mobility, in the adopted Sussex County Comprehensive Plan 2018 in order to ensure alignment with the County's goals and objectives.

DelDOT applauds the Town for including connectivity in Recommendation 6-4 and encourages them to continue to work with DelDOT and first responders to ensure a safe and easily navigated connected road system.

Ms. Jenn Cinelli is a DelDOT long range planner assigned both to support Comprehensive Plan writing in Sussex County and to help connect the Town to DelDOT resources that can support implementation of the plan recommendations. She can help address DelDOT's comments from PLUS as well as any other questions the Town may have. She can be reached at (302) 760-2549 or Jennifer.Cinelli@delaware.gov.

TOWN RESPONSE-

The Town will continue to work with the assigned personnel for continual coordination and implementation of specific tasks in the Plan.

The Department of Natural Resources and Environmental Control - Contact: Michael Tholstrup 739-9071

Page 48 Redevelopment

Brownfields are real property the redevelopment, reuse, or expansion of which may be hindered as a result of a reasonably-held belief that they may be environmentally contaminated (7 Del.C. §9103(3)). Productive use of these idle properties provides "new" areas for economic development, primarily in former industrial/urban areas with existing utilities, roads and other infrastructure. DNREC encourages the development of Brownfields and offers assistance and may be able to provide grant funding when investigating and remediating Brownfield sites.

The Delaware Brownfields Marketplace is an interactive database that contains a list of potential Brownfield sites throughout Delaware. The inventory is designed to make it easier for buyers and developers to locate potential Brownfield properties. Cleaning up and reinvesting in these properties protects the environment, reduces blight, and helps to create jobs for Delaware citizens, while preserving Delaware's precious green space and natural resources.

To add sites in your municipality to the Marketplace (with owner approval) please contact Melissa Leckie at

DNREC's Site Investigation and Restoration Section at (302) 395-2600 or by email at Melissa.Lackie@delaware.gov.

For information on the Brownfields Program or to determine if any sites in your municipality are currently enrolled in the Brownfields Development Program, please contact Jill Williams-Hall at DNREC's Site Investigation and Restoration Section at (302) 395-2600 or by email at Jill.Hall@delaware.gov or visit: <http://www.dnrec.delaware.gov/dwhs/SIRB/Pages/Brownfields.aspx>.

The Site Investigation and Restoration Section has noted that the Millville Mobil (site DE-1227) has completed remediation and is administratively closed with the program.
Tank Management Section facility #5-000316

Recommendations: Consider adding any known contaminated sites to the Brownfields Program.

PLAN CHANGE, PAGE 49 UNDER REDEVELOPMENT:

ADD-The Delaware Brownsfield Marketplace is an interactive database that contains a list of potential Brownsfield sites throughout Delaware. This is maintained by DNREC's Site Investigation and Restoration Section and further information can be located at:
<http://www.dnrec.delaware.gov/dwhs/SIRB/Pages/Brownfields.aspx>.

Page 59-60 Climate Change and Sea Level Rise

The plan discusses and identifies a Flood Hazard District which incorporates zoning requirements to "prevent or minimize flood damage in the future," which corresponds to FEMA Flood Insurance Rate Maps.

DNREC has recently developed specific guidance for flood avoidance in future sea level rise scenarios. These resources are being utilized by State agencies and are non-regulatory, but can assist in municipal planning efforts (www.de.gov/floodavoidance).

Recommendations: The plan goals in this section should include discussion of proactive measures to avoid impacts from future sea level rise inundation/storm surge

PLAN CHANGE, PAGE 62 UNDER 8-3:

ADDED- Continual coordination and ongoing educational workshops for the Town Officials and Community regarding Flood Hazard Areas and Sea Level Rise are important and will assist with establishing proactive measures that can reduce impacts and protect assets.

Pages 58, 59, & 61 Source Water Protection

Source water protection areas include surface water water-supply watersheds, wellhead protection areas, and excellent groundwater recharge potential areas. The north eastern portion of the Town of Millville has an excellent recharge area which extends into adjacent Ocean View, in the vicinity of Frontier Drive as shown in Figure 1, below. There is also an excellent recharge area within the Plan's northern future annexation area as identified on Map 6, Future Land Use and Annexations.

Delaware's Source Water Protection Law of 2001 (7 Del C. §6081-6084) requires that all municipalities with greater than 2,000 residents adopt and enforce a source water protection ordinance. However, the Town of Millville currently has fewer than 2000 persons.

Recommendations: Because the Town has fewer than 2000 persons, there is no statutory requirement for Millville to implement a source water protection ordinance.

However the Town is encouraged to consider adopting a source water protection ordinance that is protective of both wellhead and excellent recharge areas. The Plan's Goal 8-6 should be amended to include the excellent recharge area protections in the proposed source water protection ordinance. Should you have any questions regarding the requirements of the source water protection law, the source water protection program, or want technical assistance to develop the language, please contact Doug Rambo of the DNREC Division of Water, at (302) 739-9945.



Figure 1. Excellent Recharge Potential areas are identified with diagonal blue stripe

TOWN RESPONSE – Since this is in the annexation growth area and noted on a map, this will assist with discussions regarding the land development of the property. The Town Officials can introduce and adopt language for Town regulations at any time during the course of the year and may consider this in the future.

Pages 59-60 Climate Change and Sea Level Rise

The DNREC Division of Climate, Coastal, & Energy administers a Sustainable Communities Planning Grant program, which may be included in the list of Climate Change resources/funding (www.de.gov/sustainablecommunities).

The Division also offers incentives for clean transportation and energy efficiency which may be included in the list. These programs address climate change goals of reducing greenhouse gas emissions and improve overall air quality (www.de.gov/cleantransportation, www.de.gov/eeit).

PLAN CHANGE, PAGE 60 UNDER 8-3:

ADDED- DNREC's Division of Climate, Coastal and Energy administers grant programs and incentives, some of which can be found here:

- www.de.gov/sustainablecommunities
- www.de.gov/cleantransportation
- www.de.gov/eeit

Page 60 Environmental Protection- Goals

Recommendations: The following strategies may be included as "proposals for ordinance" in the Town of Millville's Comprehensive plan:

- Implement regulations to protect freshwater wetlands including a 100-foot upland buffer width from all streams, wetlands, and waterbodies.
- Create an impervious surface mitigation plan for all parking areas.

- Prohibit development on hydric soils.
- Require the use of "green-technology" storm water management practices.
- Require the assessment of a project's TMDL nutrient loading rate through use of DNREC's Nutrient Load Assessment protocol or the land-use loading rate model developed by the Chesapeake Bay program (with calculations performed by a consulting engineering firm or licensed engineer on behalf of the applicant). These can aid the design the most environmentally effective strategies. The Chesapeake Bay model report can be found at: <http://cast.chesapeakebay.net/Documentation/ModelDocumentation>.

TOWN RESPONSE – These will be considered and reviewed during the implementation of specific items within the Plan during the creation and coordination of new and/or updated regulations. This would include intergovernmental coordination and a public comment period prior to adoption.

State Historic Preservation Office - Contact: Carlton Hall 302-736-7404

- The SHPO office would be interested in reviewing a copy of the report of the survey and seeing and what criteria was used to make the determination that there are no buildings within the town limits that qualify for potential National Register listing. Our staff would be willing to conduct a site to Millville to assist the Town.
- Our office also suggests the Town look into the possibility of becoming a CLG to protect future historic buildings.
- Note also that the new statewide historic preservation plan, *Partners in Preservation: Planning for the Future, Delaware's Historic Preservation Plan 2018-2022*, is now available online at: <https://history.delaware.gov/pdfs/2018-2022DelawareSHPOPlan.pdf> (single-page version for printing also available). The new plan emphasizes partnering to achieve common goals and connecting with other planning efforts. SHPO encourages all municipalities to consider how the goals, strategies and actions outlined in the new plan may support and be coordinated with their local planning efforts.

TOWN RESPONSE – These will be considered and reviewed during the implementation of specific items within the Plan as well as continual intergovernmental coordination.

State Housing Authority - Contact: Karen Horton 739-4263

- The following are examples of strategies to help with affordable housing that the town should consider. They are particularly helpful in strong market areas such as Millville:
 - Provide additional housing opportunities within the existing housing stock such as permitting accessory dwelling units in residential areas as a matter of right. This can help residents age in place and address some of the need for seasonal housing.
 - Encourage the provision of employee-occupied rental units within commercial and public facilities.
 - Create an inventory of properties potentially suitable for affordable housing.
 - Adopt inclusionary zoning to ensure that any new residential development includes a percentage of affordable housing.
 - Consider long-term affordability programs and tools to preserve public investment and to ensure a sustainable affordable housing stock. This can be through partnering with the Diamond State Community Land Trust (DSCLT). This partnership could be through donated land within the Town to the DSCLT or contractual agreements for DSCLT to monitor long-term affordability restrictions on units set aside by the Town.
 - Prepare and approve *reasonable* Affordable Housing Guidelines to provide guidance to developers on the types of housing proposals that will be acceptable to the community.
 - Convert existing housing to long-term affordability by exploring various program models for converting existing housing to have long-term affordability restrictions.

TOWN RESPONSE – These will be considered and reviewed during the implementation of specific items within the Plan as well as continual intergovernmental coordination.

Department of Agriculture - Contact: Scott Blaier 698-4532

- Page 64 - The Department of Agriculture (DDA) appreciates the town's recognition and support of the Agricultural Lands Preservation Program.
- Regarding the town's plans for future annexation and growth, please take note of properties participating in the state's Agricultural Lands Preservation Program. There are some properties currently enrolled in the program south and west of the town's current municipal boundary. The department encourages the town to identify these properties as preserved on the town's maps where appropriate. The latest GIS layer showing those properties are available through the department's GIS Coordinator, Jimmy Kroon (698- 4533).

TOWN RESPONSE – The Town will continue to coordinate with available State data as it becomes available and it updated. The Town recommends coordinating mapping layer data with the First Map program; therefore, it is readily available for the Town and other users.

Approval Procedures:

- Once all edits, changes and corrections have been made to the Plan, please submit the completed document (text and maps) to our office for review. Your PLUS response letter should accompany this submission. Also include documentation about the public review process. In addition, please include documentation that the plan has been sent to other jurisdictions for review and comment, and include any comments received and your response to them. Substantial changes to this draft could warrant another PLUS review.

TOWN RESPONSE-The Town is submitting the latest draft with the noted updates with this letter; however, the final Plan will include the State's acceptance letter and the Governors certification letter as well as final formatting for completion. This will be sent as required to OSPC.

- Our office will require a maximum of 20 working days to complete this review.
 - If our review determines that the revisions have adequately addressed all certification items (if applicable), we will forward you a letter to this effect.
 - If there are outstanding items we will document them in a letter, and ask the town to resubmit the plan once the items are addressed. Once all items are addressed, we will send you the letter as described above.

TOWN RESPONSE-Noted

- Once you receive our letter stating that all certification items (if applicable) have been addressed, the Planning Commission and Council should adopt the plan pending State Certification. We strongly recommend that your Council adopt the plan by ordinance. The ordinance should be written so that the plan will go into effect upon receipt of the certification letter from the Governor.

TOWN RESPONSE-Noted and the Town is adopting the Plan via Resolution as recommended by the Town Attorney and the previous approvals.

- Send our office a copy of the adopted plan along with the ordinance (or other documentation) that formally adopts your plan. We will forward these materials to the Governor for his consideration.

TOWN RESPONSE-Noted and will comply

- At his discretion, the Governor will issue a certification letter to your Town

TOWN RESPONSE-Noted

- Once you receive your certification letter, please forward two (2) bound paper copies and one electronic copy of your plan to our office for our records.

TOWN RESPONSE-Noted and will comply

Please feel free to contact me with any concern or questions anytime.

APPENDIX F

PUBLIC COMMENTS

Comments submitted by Valerie Faden, 24 Beach Plum Drive

P14. Vision & goals state that there is an intention to grow in a manner consistent with town values but there is no list of what those values are – recommend a list of those values be added to the Vision & goals. Also there is the intention to protect the quality of environmental resources but the subsequent recommendations do not include this specific, important aspect of the visions and goals for the town until Chapter 8.

For example:

1. Pages 13 goals & recommendations do not mention coordination with DNREC or any environmental preservation agency or organization – recommend adding section 1-10 to promote, encourage and consult with environmental protection agencies and with respect to intergovernmental coordination
2. Page 17 goals & recommendations don't include environmental protection – recommend adding an item at 2-7 to include environmental preservation /protection for streetscape improvements
3. Pages 26-27 goals & recommendations don't include environmental protection – recommend adding a goal at section 3-4 to state that that the provision of community services should be achieved with the least harmful environmental impacts to public health, wetlands, watersheds, natural habitats in Millville and a recommendation at section 3-6 should be added to promote and encourage renewable energy as a means to achieve the protection of the quality of environmental resources consistent with the overall vision & goals in Millville.
4. Page 44 - An economic development goal should be added at section 5-5 to develop and environmentally friendly designs, the preservation of trees and open spaces, and the incorporation of renewable energy alternatives as economic development elements ensuring the protection of the quality of environmental resources within the Town of Millville. A recommendation should be added at section 5-3 that to mitigate the potential harmful public health and environmental impacts of increased economic development, natural resources conservation, green infrastructure (DNREC) environmentally friendly designs, natural buffers and water management strategies should be promoted and encouraged wherever possible. Add section 5-6 to adopt agricultural/open space zone policies that ensure developed parcels are large enough to preserve the character and function of farms and environmentally sensitive lands. Add section 5-7 for Town of Millville to partner with adjoining towns, businesses and/or civic groups for environmental resource preservation and sustainability projects and small beautification projects that may include storm water management, flower plantings or holiday decorations. Add section 5-8 to prohibit development on previously undeveloped land where the elevation is lower than the elevation of the 100-year flood as defined by FEMA. Add section 5-10 that street lights and commercial lighting directs light to the streets to preserve dark skies.
5. Page 53 add a goal at section 6-9 to ensure that there is an adequate supply of bike racks or other bike parking facilities within the Atlantic Avenue business district. Add a goal at 6-10 stating that pedestrian, bicycle, transit, and green infrastructure is required to be considered for inclusion in all new road construction, reconstruction, or maintenance projects. AMEND recommendation 6-3 for the Capital improvements plan to include green infrastructure and electric vehicles.
6. Page 63 recommend adding section 8-12 to promote and encourage the commercial and residential use of renewable energy sources and green infrastructure through the development

of property tax abatement programs. Add a recommendation at section 8-13 to Conduct a municipal energy use inventory and identify investments to improve energy efficiency. Add a recommendation at section 8-14 to adopt a community-wide goal for improving energy efficiency and track progress toward the goal over the long term. Add a recommendation at 8-15 for the Town of Millville to produce energy from renewable sources as a part of standard operations and/or as part of a community renewable energy project.

7. At page 65, add a goal 9-4 Section for the Town of Millville to incorporate the use of solar energy in the proposed Millville Town Park building.
8. At page 70, incorporate the use of green infrastructure into recommendation 10-1.
9. At page 80, amend goal 11-2 as follows: **MANAGE FUTURE DEVELOPMENT IN A MANNER THAT PROMOTES** the preservation and protection of environmental resources as well as **THE SMALL TOWN CHARACTER DESIRED BY THE RESIDENTS**. Amend 11-3 as follows: **As** Millville grows, it will be important for the Town to review its ordinances and to review the services it provides to ensure that the Town keeps pace with services demanded by growth *and to ensure the balance between growth and the preservation of farmland and open space is maintained.*

APPENDIX G

ADOPTION ORDINANCE

ORDINANCE 20-04

AN ORDINANCE OF THE TOWN OF MILLVILLE, DELAWARE, APPROVING AND ADOPTING THE 2019 TOWN OF MILLVILLE COMPREHENSIVE PLAN

WHEREAS, Title 22, Section 702 of the Delaware Code requires Delaware municipalities to prepare a Comprehensive Plan, for the purposes of encouraging the most appropriate uses of the physical and fiscal resources of the municipality and coordinating municipal growth, development and infrastructure investment actions with those of other municipalities, counties and the State;

WHEREAS, Section 31 of the Charter of the Town of Millville authorizes the Town Council to exercise its powers in the interest of good government and the safety, health, and public welfare of the Town, its inhabitants and affairs, including but not limited to the power to provide for and preserve the health, peace, safety, cleanliness, ornament, good order and public welfare;

WHEREAS, Delaware's Office of State Planning Coordination provides guidance to municipalities in order to effectuate the goal of having well-drawn and executed Comprehensive Plans for all Delaware counties and municipalities, including the provision that Comprehensive Plans be approved and certified by the Governor of the State of Delaware upon their completion, and further requires that certified Comprehensive Plans be reviewed on a five-year cycle;

WHEREAS, the Town of Millville's Comprehensive Plan was last updated in 2009 and requires revision to account for physical changes and expansion which have since occurred in both the built and natural environments of the community;

WHEREAS, the Town of Millville Comprehensive Plan Committee has prepared and approved, in consultation with the public, interested parties, and government agencies, a 2019 Comprehensive Plan for the Millville Area, including the Town of Millville and adjacent areas, which articulates an overall vision for the community's future, including goals, objectives, policies and recommendations for achieving that vision and has conducted a duly advertised public hearing for public review and comment on June 11, 2019, and recommends approval and adoption of The 2019 Town of Millville Comprehensive Plan by Ordinance of the Mayor and Town Council of Millville;

WHEREAS, The 2019 Town of Millville Comprehensive Plan will be the foundation for revision or improvement of the Town's Zoning Ordinance, Subdivision Ordinance, Housing codes, potential annexation plans, and other implementation tools;

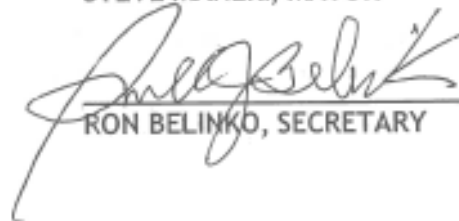
NOW, THEREFORE, BE IT RESOLVED by the Mayor and Town Council of the Town of Millville, Sussex County, Delaware:

To serve the purposes contained in Title 22, Section 701 of the Delaware Code and Section 31 of the Charter of the Town of Millville, specified above, The 2019 Town of Millville Comprehensive Plan is hereby approved and adopted and made effective as the Comprehensive Plan for the Town of Millville, superseding all previous Plans, pending certification by the Governor, on this 8th day of October, 2019.

SEAL:


STEVE MANERI, MAYOR

ATTESTED:


RON BELINKO, SECRETARY



